

HOUSING MARKET INFORMATION

RESIDENTIAL CONSTRUCTION DIGEST

Edmonton



Date Released: August 2012

Canada

Housing market intelligence you can count on





Edmonton Metropolitan Area

All Housing Starts for the Current Month.....	1a
All Housing Starts:Year to Date 2012	1b
Single Family Housing Starts by Zone and House Type for the Current Month	2a
Single Family Housing Starts by Zone and House Type:Year to Date 2012	2b
Multiple Family Housing Starts by Zone,Type and Tenure for the Current Month	3a
Multiple Family Housing Starts by Zone,Type and Tenure:Year to Date 2012	3b
All Housing Completions for the Current Month.....	4a
All Housing Completions:Year to Date 2012.....	4b
Single Family Housing Completions by Zone and House Type for the Current Month	5a
Single Family Housing Completions by Zone and House Type:Year to Date 2012	5b
Multiple Family Housing Completions by Zone,Type and Tenure for the Current Month	6a
Multiple Family Housing Completions by Zone,Type and Tenure:Year to Date 2012	6b
All Housing Under Construction by City Zone for the Current Month.....	7
Single Family Housing Under Construction by Zone and Type for the Current Month	8
Multiple Family Housing Under Construction by Zone,Type and Tenure for the Current Month	9
All Housing Starts by Month: 2011 vs. 2012	10
All Housing Completions by Month: 2011 vs. 2012	11
All Housing Under Construction by Month: 2011 vs. 2012	12
Single Family Housing Starts by Month and House Type:Year to Date 2012	13
Single Family Housing Completions by Month and House Type:Year to Date 2012	14
Single Family Housing Under Construction by Month and House Type:Year to Date 2012.....	15
Multiple Family Housing Starts by Month,Type and Tenure:Year to date 2012	16
Multiple Family Housing Completions by Month,Type and Tenure:Year to Date 2012	17
Multiple Family Housing Under Construction by Month,Type and Tenure:Year to Date 2012	18
All Complete and Unabsorbed Units by Zone and Type for the Current Month.....	19
All Complete and Unabsorbed Units by Month and Type	20
Complete and Unabsorbed Single Units by Zone and House Type for the Current Month.....	21
Complete and Unabsorbed Single Units by Month and House Type	22
Complete and Unabsorbed Multiple Units by Zone,Type and Tenure.....	23
Complete and Unabsorbed Multiple Units by Month,Type and Tenure	24
Single Units Unabsorbed by Zone and Months Since Completion as of Month End.....	25
Multiple Units Unabsorbed by Zone and Months Since Completion as of Month End.....	26
Single Detached Dwellings Unabsorbed by Zone and Price Range for the Current Month.....	27

LEGEND

Single Family	Text
Multiple Family.....	Text
Single + Multiple Family.....	Text

Contents

Single Deatched Dwellings Unabsorbed by Month and Price Range Year to Date 2012.....	28
Single Detached Dwellings Absorbed by Zone and Price Range for Current Month	29a
Single Detached Dwellings Absorbed by Zone and Price Range:Year to Date 2012	29b
All Absorbed Units by Zone and Type for the Current Month	30a
All Absorbed Units by Zone and Type Year to Date 2012	30b
Absorbed Single Units by Zone and House Type for the Current Month.....	31a
Absorbed Single Units by Zone and House Type Year to Date 2012.....	31b
Absorbed Multiple Units by Zone, Type and Tenure for the Current Month.....	32a
Absorbed Multiple Units by Zone, Type and Tenure Year to Date 2012.....	32b
Absorbed Single Detached Units by Zone and House Type Average and Median Price for Current Month	33a
Absorbed Single Detached Units by Zone and House Type Average and Median Price.....	33b
All Absorbed Units from Inventory by Zone and Type the Current Month.....	34a
All Absorbed Units from Inventory by Zone and Type Year to Date 2012.....	34b
Absorbed Single Units from Inventory by Zone and House Type for the Current Month.....	35a
Absorbed Single Units from Inventory by Zone and House Type Year to Date 2012.....	35b
Absorbed Multiple Units from Inventory by Zone, Type and Tenure for the Current Month.....	36a
Absorbed Multiple Units from Inventory by Zone, Type and Tenure Year to Date 2012.....	36b
All Absorbed Units at Completion by Zone and Type for the Current Month.....	37a
All Absorbed Units at Completion by Zone and Type Year to Date 2012	37b
Absorbed Single Units at Completion by Zone and House Type for the Current Month.....	38a
Absorbed Single Units at Completion by Zone and House Type Year to Date 2012.....	38b
Absorbed Multiple Units at Completion by Zone, Type and Tenure for the Current Month.....	39a
Absorbed Multiple Units at Completion by Zone, Type and Tenure Year to Date 2012.....	39b
All Percent Absorbed at Completion by Zone for the Current Month	40

Alberta Centres of 10,000 + Population

Housing Starts for the current month	41
Housing Starts:Year to Date 2012	42
Housing Completions for the current month	43
Housing Completions:Year to Date 2012	44
Housing Under Construction for the current month	45

Zone Map

Edmonton Residential Construction Digest

Table 1a - Edmonton Metropolitan Area
Housing Starts for the Month of: JUL 2012

Area	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	11	13	-15.4	174	64	171.9	185	77	140.3
Northeast	23	27	-14.8	177	0	.	200	27	640.7
Northwest	37	28	32.1	41	4	925.0	78	32	143.8
South Central	6	11	-45.5	11	0	.	17	11	54.6
Southeast	86	73	17.8	145	43	237.2	231	116	99.1
Southwest	111	66	68.2	187	235	-20.4	298	301	-1.0
West	67	71	-5.6	22	10	120.0	89	81	9.9
Total Edmonton City	341	289	18.0	757	356	112.6	1098	645	70.2
Beaumont Town	27	18	50.0	4	66	-93.9	31	84	-63.1
Calmar Town	2	0	.	0	0	.	2	0	.
Devon Town	0	2	-100.0	0	2	-100.0	0	4	-100.0
Fort Saskatchewan City	27	21	28.6	4	75	-94.7	31	96	-67.7
Gibbons Town	0	3	-100.0	0	0	.	0	3	-100.0
Leduc City	19	13	46.2	32	0	.	51	13	292.3
Leduc County	14	10	40.0	0	0	.	14	10	40.0
Morinville Town	2	0	.	0	2	-100.0	2	2	0.0
Parkland County	28	17	64.7	0	2	-100.0	28	19	47.4
Spruce Grove City	25	18	38.9	33	36	-8.3	58	54	7.4
St. Albert City	24	28	-14.3	6	0	.	30	28	7.1
Stony Plain Town	12	11	9.1	4	0	.	16	11	45.5
Strathcona County	41	25	64	13	12	8.33	54	37	45.95
Sturgeon County	18	19	-5.26	0	0	.	18	19	-5.26
Other Centres	2	5	-60	0	4	-100	2	9	-77.78
Total Rural Municipalities	241	190	26.8	96	199	-51.8	337	389	-13.4
Grand Total	582	479	21.5	853	555	53.69	1435	1034	38.8

Edmonton Residential Construction Digest

Table 1b - Edmonton Metropolitan Area
Housing Starts: Year-to-Date 2012

Area	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	59	62	-4.8	455	337	35.0	514	399	28.8
Northeast	113	115	-1.7	259	90	187.8	372	205	81.5
Northwest	250	105	138.1	493	119	314.3	743	224	231.7
South Central	37	52	-28.9	35	68	-48.5	72	120	-40.0
Southeast	480	388	23.7	883	236	274.2	1363	624	118.4
Southwest	546	592	-7.8	710	615	15.5	1256	1207	4.1
West	395	384	2.9	180	138	30.4	575	522	10.2
Total Edmonton City	1880	1698	10.7	3015	1603	88.1	4895	3301	48.3
Beaumont Town	124	119	4.2	25	80	-68.8	149	199	-25.1
Calmar Town	9	0	.	8	0	.	17	0	.
Devon Town	0	10	-100.0	0	2	-100.0	0	12	-100.0
Fort Saskatchewan City	150	112	33.9	48	101	-52.5	198	213	-7.0
Gibbons Town	6	12	-50.0	0	0	.	6	12	-50.0
Leduc City	161	90	78.9	98	229	-57.2	259	319	-18.8
Leduc County	45	51	-11.76	0	0	.	45	51	-11.8
Morinville Town	36	39	-7.7	6	4	50.0	42	43	-2.3
Parkland County	100	70	42.9	4	2	100.0	104	72	44.4
Spruce Grove City	138	96	43.8	146	211	-30.8	284	307	-7.5
St. Albert City	130	109	19.3	138	0	.	268	109	145.9
Stony Plain Town	74	56	32.1	20	10	100.0	94	66	42.4
Strathcona County	232	152	52.63	218	134	62.69	450	286	57.34
Sturgeon County	73	70	4.29	0	0	.	73	70	4.29
Other Centres	19	21	-9.52	0	4	-100	19	25	-24
Total Rural Municipalities	1297	1007	28.8	711	777	-8.5	2008	1784	12.6
Grand Total	3177	2705	17.5	3726	2380	56.6	6903	5085	35.8

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Table 2a - Edmonton Metropolitan Area
Single Family Housing Starts by Zone and House Type: JUL 2012

Area	Bungalow			Split Level			Two-Story			Other			Total 2012
	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	2	2	0.0	1	1	0.0	5	8	-37.5	3	2	50.0	11
Northeast	0	0	.	1	1	0.0	21	25	-16.0	1	1	0.0	23
Northwest	1	1	0.0	0	1	-100.0	36	25	44.0	0	1	-100.0	37
South Central	0	1	-100.0	0	1	-100.0	4	8	-50.0	2	1	100.0	6
Southeast	2	2	0.0	0	0	.	62	64	-3.1	22	7	214.3	86
Southwest	2	5	-60.0	1	0	.	72	52	38.5	36	9	300.0	111
West	3	1	200.0	0	1	-100.0	41	55	-25.5	23	14	64.3	67
Total Edmonton City	10	12	-16.7	3	5	-40.0	241	237	1.7	87	35	148.6	341
Beaumont Town	0	1	-100.0	0	0	.	21	10	110.0	6	7	-14.3	27
Calmar Town	0	0	.	0	0	.	0	0	.	2	0	.	2
Devon Town	0	0	.	0	0	.	0	2	-100.0	0	0	.	0
Fort Saskatchewan City	0	0	.	0	0	.	4	0	.	23	21	9.5	27
Gibbons Town	0	0	.	0	0	.	0	0	.	0	3	-100.0	0
Leduc City	2	1	100.0	0	0	.	15	7	114.3	2	5	-60.0	19
Leduc County	1	1	0.0	0	0	.	2	0	.	11	9	22.2	14
Morinville Town	0	0	.	0	0	.	0	0	.	2	0	.	2
Parkland County	3	2	50.0	0	0	.	3	0	.	22	15	46.7	28
Spruce Grove City	2	0	.	0	0	.	18	4	350.0	5	14	-64.3	25
St. Albert City	0	0	.	0	0	.	2	2	0.0	22	26	-15.4	24
Stony Plain Town	0	0	.	0	0	.	4	1	300.0	8	10	-20.0	12
Strathcona County	1	0	.	0	0	.	0	0	.	40	25	60	41
Sturgeon County	0	1	-100	0	0	.	0	0	.	18	18	0	18
Other Centres	0	0	.	0	0	.	0	0	.	2	5	-60	2
Total Rural Municipalities	9	6	50.0	0	0	.	69	26	165.4	163	158	3.2	241
Grand Total	19	18	5.6	3	5	-40.0	310	263	17.9	250	193	29.5	582

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Table 2b - Edmonton Metropolitan Area

Single Family Housing Starts by Zone and House Type: Year to Date 2012

Area	Bungalow			Split Level			Two-Story			Other			Total 2012
	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	6	6	0.0	11	8	37.5	30	43	-30.2	12	5	140.0	59
Northeast	1	0	.	7	4	75.0	104	103	1.0	1	8	-87.5	113
Northwest	2	4	-50.0	16	2	700.0	228	94	142.6	4	5	-20.0	250
South Central	0	10	-100.0	0	2	-100.0	21	36	-41.7	16	4	300.0	37
Southeast	4	4	0.0	6	4	50.0	327	344	-4.9	143	36	297.2	480
Southwest	8	27	-70.4	1	1	0.0	310	507	-38.9	227	57	298.3	546
West	12	19	-36.8	2	7	-71.4	242	317	-23.7	139	41	239.0	395
Total Edmonton City	33	70	-52.9	43	28	53.6	1262	1444	-12.6	542	156	247.4	1880
Beaumont Town	5	2	150.0	1	2	-50.0	90	58	55.2	28	57	-50.9	124
Calmar Town	1	0	.	0	0	.	0	0	.	8	0	.	9
Devon Town	0	4	-100.0	0	0	.	0	3	-100.0	0	3	-100.0	0
Fort Saskatchewan City	2	0	.	0	1	-100.0	10	6	66.7	138	105	31.4	150
Gibbons Town	0	0	.	1	0	.	1	2	-50.0	4	10	-60.0	6
Leduc City	10	4	150.0	0	0	.	134	55	143.6	17	31	-45.2	161
Leduc County	3	11	-72.7	0	0	.	5	4	25.0	37	36	2.8	45
Morinville Town	0	0	.	0	1	-100.0	4	4	0.0	32	34	-5.9	36
Parkland County	19	7	171.4	0	1	-100.0	11	2	450.0	70	60	16.7	100
Spruce Grove City	3	2	50.0	0	0	.	66	21	214.3	69	73	-5.5	138
St. Albert City	6	6	0.0	0	0	.	34	21	61.9	90	82	9.8	130
Stony Plain Town	0	1	-100.0	0	0	.	28	9	211.1	46	46	0.0	74
Strathcona County	2	2	0	0	0	.	3	1	200	227	149	52.35	232
Sturgeon County	0	2	-100	0	0	.	0	0	.	73	68	7.35	73
Other Centres	0	2	-100	1	0	.	6	4	50	12	15	-20	19
Total Rural Municipalities	51	43	18.6	3	5	-40.0	392	190	106.3	851	769	10.7	1297
Grand Total	84	113	-25.7	46	33	39.4	1654	1634	1.2	1393	925	50.6	3177

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Table 3a - Edmonton Metropolitan Area
Multiple Family Housing Starts by Zone, Type and Tenure: JUL 2012

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	12	0	162	162	0	0	0	0	174
Northeast	36	0	112	112	29	0	29	0	177
Northwest	12	0	0	0	25	0	25	4	41
South Central	8	0	0	0	0	3	3	0	11
Southeast	48	0	0	0	14	83	97	0	145
Southwest	68	0	0	0	44	75	119	0	187
West	22	0	0	0	0	0	0	0	22
Total Edmonton City	206	0	274	274	112	161	273	4	757
Beaumont Town	0	0	0	0	0	0	0	4	4
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	4	0	0	0	0	0	0	0	4
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	26	0	0	0	6	0	6	0	32
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	0	0	0	0	0
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	14	0	0	0	4	0	4	15	33
St. Albert City	6	0	0	0	0	0	0	0	6
Stony Plain Town	4	0	0	0	0	0	0	0	4
Strathcona County	2	0	0	0	11	0	11	0	13
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0
Total Rural Municipalities	56	0	0	0	21	0	21	19	96
Grand Total	262	0	274	274	133	161	294	23	853

Edmonton Residential Construction Digest

Table 3b - Edmonton Metropolitan Area
Multiple Family Housing Starts by Zone, Type and Tenure: Year to Date 2012

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	70	4	228	232	6	138	144	9	455
Northeast	102	0	112	112	45	0	45	0	259
Northwest	68	0	252	252	103	51	154	19	493
South Central	24	0	0	0	0	11	11	0	35
Southeast	228	0	475	475	97	83	180	0	883
Southwest	264	0	0	0	156	264	420	26	710
West	124	0	0	0	56	0	56	0	180
Total Edmonton City	880	4	1067	1071	463	547	1010	54	3015
Beaumont Town	18	0	0	0	0	0	0	7	25
Calmar Town	0	8	0	8	0	0	0	0	8
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	44	0	0	0	0	0	0	4	48
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	80	0	0	0	18	0	18	0	98
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	2	0	0	0	4	0	4	0	6
Parkland County	4	0	0	0	0	0	0	0	4
Spruce Grove City	68	0	0	0	16	0	16	62	146
St. Albert City	20	0	118	118	0	0	0	0	138
Stony Plain Town	20	0	0	0	0	0	0	0	20
Strathcona County	54	0	69	69	49	46	95	0	218
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0
Total Rural Municipalities	310	8	187	195	87	46	133	73	711
Grand Total	1190	12	1254	1266	550	593	1143	127	3726

Edmonton Residential Construction Digest

Table 4a - Edmonton Metropolitan Area
Housing Completions for the Month of: JUL 2012

Area	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	11	8	37.5	18	8	125.0	29	16	81.3
Northeast	12	21	-42.9	8	113	-92.9	20	134	-85.1
Northwest	34	19	79.0	41	10	310.0	75	29	158.6
South Central	8	4	100.0	4	4	0.0	12	8	50.0
Southeast	62	67	-7.5	127	26	388.5	189	93	103.2
Southwest	44	52	-15.4	51	27	88.9	95	79	20.3
West	19	51	-62.8	10	21	-52.4	29	72	-59.7
Total Edmonton City	190	222	-14.4	259	209	23.9	449	431	4.2
Beaumont Town	33	5	560.0	68	4	1600.0	101	9	1022.2
Calmar Town	0	0	.	0	0	.	0	0	.
Devon Town	2	3	-33.3	0	0	.	2	3	-33.3
Fort Saskatchewan City	21	26	-19.2	8	17	-52.9	29	43	-32.6
Gibbons Town	2	6	-66.7	0	0	.	2	6	-66.7
Leduc City	16	19	-15.8	18	0	.	34	19	79.0
Leduc County	10	15	-33.3	0	0	.	10	15	-33.3
Morinville Town	5	6	-16.7	0	0	.	5	6	-16.7
Parkland County	29	21	38.1	0	0	.	29	21	38.1
Spruce Grove City	20	12	66.7	18	27	-33.3	38	39	-2.6
St. Albert City	21	20	5.0	96	65	47.7	117	85	37.7
Stony Plain Town	10	8	25.0	8	0	.	18	8	125.0
Strathcona County	34	40	-15	16	24	-33.33	50	64	-21.88
Sturgeon County	26	16	62.5	0	0	.	26	16	62.5
Other Centres	5	1	400	0	0	.	5	1	400
Total Rural Municipalities	234	198	18.2	232	137	69.3	466	335	39.1
Grand Total	424	420	0.95	491	346	41.91	915	766	19.45

Edmonton Residential Construction Digest

Table 4b - Edmonton Metropolitan Area
Housing Completions: Year-to-Date 2012

Area	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	80	63	27.0	178	478	-62.8	258	541	-52.3
Northeast	148	130	13.9	48	238	-79.8	196	368	-46.7
Northwest	172	119	44.5	141	86	64.0	313	205	52.7
South Central	59	40	47.5	117	16	631.3	176	56	214.3
Southeast	444	557	-20.3	412	176	134.1	856	733	16.8
Southwest	542	546	-0.7	858	241	256.0	1400	787	77.9
West	350	340	2.9	172	153	12.4	522	493	5.9
Total Edmonton City	1795	1795	0.0	1926	1388	38.8	3721	3183	16.9
Beaumont Town	99	150	-34.0	96	32	200.0	195	182	7.1
Calmar Town	2	5	-60.0	0	0	.	2	5	-60.0
Devon Town	7	7	0.0	2	35	-94.3	9	42	-78.6
Fort Saskatchewan City	120	133	-9.8	127	135	-5.9	247	268	-7.8
Gibbons Town	11	13	-15.4	0	0	.	11	13	-15.4
Leduc City	82	205	-60.0	185	36	413.9	267	241	10.8
Leduc County	48	58	-17.2	0	0	.	48	58	-17.2
Morinville Town	39	52	-25.0	36	30	20.0	75	82	-8.5
Parkland County	116	125	-7.2	2	2	0.0	118	127	-7.1
Spruce Grove City	100	134	-25.4	121	87	39.1	221	221	0.0
St. Albert City	115	89	29.2	96	69	39.1	211	158	33.5
Stony Plain Town	64	53	20.8	20	36	-44.4	84	89	-5.6
Strathcona County	203	245	-17.14	144	91	58.24	347	336	3.27
Sturgeon County	107	121	-11.57	0	0	.	107	121	-11.57
Other Centres	25	37	-32.43	6	0	.	31	37	-16.22
Total Rural Municipalities	1138	1427	-20.3	835	553	51.0	1973	1980	-0.4
Grand Total	2933	3222	-9.0	2761	1941	42.3	5694	5163	10.3

Edmonton Residential Construction Digest

Table 5a - Edmonton Metropolitan Area

Single Family Housing Completions by Zone and House Type: JUL 2012

Area	Bungalow			Split Level			Two-Story			Other			Total
	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	1	2	-50.0	1	1	0.0	9	5	80.0	0	0	.	11
Northeast	0	0	.	0	1	-100.0	12	20	-40.0	0	0	.	12
Northwest	1	0	.	1	1	0.0	32	18	77.8	0	0	.	34
South Central	0	1	-100.0	0	0	.	8	3	166.7	0	0	.	8
Southeast	0	2	-100.0	5	1	400.0	57	64	-10.9	0	0	.	62
Southwest	0	0	.	0	0	.	44	52	-15.4	0	0	.	44
West	5	4	25.0	0	2	-100.0	14	45	-68.9	0	0	.	19
Total Edmonton City	7	9	-22.2	7	6	16.7	176	207	-15.0	0	0	.	190
Beaumont Town	2	0	.	0	0	.	31	5	520.0	0	0	.	33
Calmar Town	0	0	.	0	0	.	0	0	.	0	0	.	0
Devon Town	1	0	.	0	0	.	0	3	-100.0	1	0	.	2
Fort Saskatchewan City	0	3	-100.0	3	1	200.0	18	22	-18.2	0	0	.	21
Gibbons Town	0	0	.	1	2	-50.0	1	4	-75.0	0	0	.	2
Leduc City	2	1	100.0	0	0	.	14	18	-22.2	0	0	.	16
Leduc County	3	9	-66.7	0	0	.	6	3	100.0	1	3	-66.7	10
Morinville Town	0	3	-100.0	0	0	.	5	3	66.7	0	0	.	5
Parkland County	13	17	-23.5	0	1	-100.0	6	1	500.0	10	2	400.0	29
Spruce Grove City	2	1	100.0	0	0	.	18	10	80.0	0	1	-100.0	20
St. Albert City	4	9	-55.6	0	1	-100.0	17	10	70.0	0	0	.	21
Stony Plain Town	1	0	.	0	0	.	4	6	-33.3	5	2	150.0	10
Strathcona County	4	9	-55.56	1	5	-80	29	25	16	0	1	-100	34
Sturgeon County	17	9	88.89	1	0	.	4	6	-33.33	4	1	300	26
Other Centres	1	1	0	0	0	.	4	0	.	0	0	.	5
Total Rural Municipalities	50	62	-19.4	6	10	-40.0	157	116	35.3	21	10	110.0	234
Grand Total	57	71	-19.7	13	16	-18.8	333	323	3.1	21	10	110.0	424

Edmonton Residential Construction Digest

Table 5b - Edmonton Metropolitan Area
Single Family Housing Completions by Zone and House Type: Year to Date 2012

Area	Bungalow			Split Level			Two-Story			Other			Total
	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	11	16	-31.3	15	8	87.5	54	37	46.0	0	2	-100.0	80
Northeast	2	4	-50.0	10	6	66.7	133	119	11.8	3	1	200.0	148
Northwest	5	5	0.0	4	5	-20.0	160	109	46.8	3	0	.	172
South Central	6	2	200.0	0	2	-100.0	50	35	42.9	3	1	200.0	59
Southeast	7	5	40.0	18	39	-53.9	418	511	-18.2	1	2	-50.0	444
Southwest	24	40	-40.0	1	1	0.0	511	503	1.6	6	2	200.0	542
West	26	22	18.2	5	14	-64.3	317	304	4.3	2	0	.	350
Total Edmonton City	81	94	-13.8	53	75	-29.3	1643	1618	1.6	18	8	125.0	1795
Beaumont Town	7	8	-12.5	2	4	-50.0	90	133	-32.3	0	5	-100.0	99
Calmar Town	1	2	-50.0	0	1	-100.0	1	2	-50.0	0	0	.	2
Devon Town	3	0	.	0	0	.	3	7	-57.1	1	0	.	7
Fort Saskatchewan City	5	22	-77.3	6	7	-14.3	109	100	9.0	0	4	-100.0	120
Gibbons Town	1	0	.	5	6	-16.7	3	6	-50.0	2	1	100.0	11
Leduc City	13	20	-35.0	0	7	-100.0	69	176	-60.8	0	2	-100.0	82
Leduc County	23	31	-25.8	4	4	0.0	12	13	-7.7	9	10	-10.0	48
Morinville Town	1	10	-90.0	5	4	25.0	33	38	-13.2	0	0	.	39
Parkland County	56	75	-25.3	2	1	100.0	32	24	33.3	26	25	4.0	116
Spruce Grove City	9	8	12.5	0	0	.	91	115	-20.9	0	11	-100.0	100
St. Albert City	20	23	-13.0	0	5	-100.0	94	61	54.1	1	0	.	115
Stony Plain Town	6	8	-25.0	0	0	.	47	31	51.6	11	14	-21.4	64
Strathcona County	34	44	-22.73	10	22	-54.55	158	176	-10.23	1	3	-66.67	203
Sturgeon County	53	46	15.22	5	0	.	35	43	-18.6	14	32	-56.25	107
Other Centres	5	12	-58.33	6	4	50	11	11	0	3	10	-70	25
Total Rural Municipalities	237	309	-23.3	45	65	-30.8	788	936	-15.8	68	117	-41.9	1138
Grand Total	318	403	-21.1	98	140	-30.0	2431	2554	-4.8	86	125	-31.2	2933

Edmonton Residential Construction Digest

Table 6a - Edmonton Metropolitan Area
Multiple Family Housing Completions by Zone, Type and Tenure: JUL 2012

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	4	0	0	0	0	14	14	0	18
Northeast	8	0	0	0	0	0	0	0	8
Northwest	4	0	0	0	15	22	37	0	41
South Central	4	0	0	0	0	0	0	0	4
Southeast	24	0	0	0	24	79	103	0	127
Southwest	6	0	0	0	35	0	35	10	51
West	2	0	0	0	8	0	8	0	10
Total Edmonton City	52	0	0	0	82	115	197	10	259
Beaumont Town	2	0	66	66	0	0	0	0	68
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	8	0	0	0	0	0	0	0	8
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	10	0	0	0	8	0	8	0	18
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	0	0	0	0	0
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	10	0	0	0	8	0	8	0	18
St. Albert City	0	0	96	96	0	0	0	0	96
Stony Plain Town	8	0	0	0	0	0	0	0	8
Strathcona County	16	0	0	0	0	0	0	0	16
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0
Total Rural Municipalities	54	0	162	162	16	0	16	0	232
Grand Total	106	0	162	162	98	115	213	10	491

Edmonton Residential Construction Digest

Table 6b - Edmonton Metropolitan Area
Multiple Family Housing Completions by Zone, Type and Tenure: Year to Date 2012

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	56	4	50	54	0	68	68	0	178
Northeast	38	0	0	0	10	0	10	0	48
Northwest	32	0	0	0	31	78	109	0	141
South Central	28	0	0	0	0	85	85	4	117
Southeast	170	0	71	71	78	79	157	14	412
Southwest	196	0	0	0	120	524	644	18	858
West	54	0	77	77	41	0	41	0	172
Total Edmonton City	574	4	198	202	280	834	1114	36	1926
Beaumont Town	14	0	66	66	16	0	16	0	96
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	2	0	0	0	0	0	0	0	2
Fort Saskatchewan City	56	0	71	71	0	0	0	0	127
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	46	0	127	127	12	0	12	0	185
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	4	0	0	0	28	0	28	4	36
Parkland County	2	0	0	0	0	0	0	0	2
Spruce Grove City	90	0	0	0	20	0	20	11	121
St. Albert City	0	0	96	96	0	0	0	0	96
Stony Plain Town	20	0	0	0	0	0	0	0	20
Strathcona County	54	0	34	34	18	38	56	0	144
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	2	0	0	0	4	0	4	0	6
Total Rural Municipalities	290	0	394	394	98	38	136	15	835
Grand Total	864	4	592	596	378	872	1250	51	2761

Edmonton Residential Construction Digest

Table 7 - Edmonton Metropolitan Area
Housing Under Construction by City Zone for the Month of: JUL 2012

Area	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	76	85	-10.6	1003	593	69.1	1079	678	59.1
Northeast	103	128	-19.5	337	112	200.9	440	240	83.3
Northwest	243	147	65.3	637	406	56.9	880	553	59.1
South Central	62	75	-17.3	178	231	-22.9	240	306	-21.6
Southeast	464	420	10.5	1135	559	103.0	1599	979	63.3
Southwest	703	598	17.6	2002	1869	7.1	2705	2467	9.7
West	459	386	18.9	206	171	20.5	665	557	19.4
Total Edmonton City	2,110	1839	14.7	5498	3941	39.5	7608	5780	31.6
Beaumont Town	204	172	18.6	25	80	-68.8	229	252	-9.1
Calmar Town	13	0	.	8	0	.	21	0	.
Devon Town	4	11	-63.6	5	7	-28.6	9	18	-50.0
Fort Saskatchewan City	161	131	22.9	44	253	-82.6	205	384	-46.6
Gibbons Town	9	17	-47.1	0	2	-100.0	9	19	-52.6
Leduc City	219	97	125.8	288	345	-16.5	507	442	14.7
Leduc County	89	91	-2.2	2	0	.	91	91	0.0
Morinville Town	38	42	-9.5	27	42	-35.7	65	84	-22.6
Parkland County	124	129	-3.9	6	2	200.0	130	131	-0.8
Spruce Grove City	118	108	9.3	333	302	10.3	451	410	10.0
St. Albert City	147	133	10.5	146	36	305.6	293	169	73.4
Stony Plain Town	49	51	-3.9	46	191	-75.9	95	242	-60.7
Strathcona County	242	214	13.08	394	327	20.49	636	541	17.56
Sturgeon County	88	106	-16.98	0	0	.	88	106	-16.98
Other Centres	21	27	-22.22	4	10	-60	25	37	-32.43
Total Rural Municipalities	1,526	1329	14.8	1328	1597	-16.8	2854	2926	-2.5
Grand Total	3,636	3168	14.8	6826	5538	23.3	10462	8706	20.2

Edmonton Residential Construction Digest

Table 8 - Edmonton Metropolitan Area
Single Family Housing Under Construction by Zone and Type: JUL 2012

Area	Bungalow			Split Level			Two-Story			Other			Total 2012
	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	8	13	-38.5	10	10	0.0	45	57	-21.1	13	5	160.0	76
Northeast	2	2	0.0	7	4	75.0	93	112	-17.0	1	10	-90.0	103
Northwest	4	6	-33.3	18	7	157.1	215	129	66.7	6	5	20.0	243
South Central	3	13	-76.9	1	2	-50.0	42	53	-20.8	16	7	128.6	62
Southeast	5	3	66.7	5	5	0.0	348	374	-7.0	106	38	179.0	464
Southwest	10	28	-64.3	1	1	0.0	428	513	-16.6	264	56	371.4	703
West	16	21	-23.8	2	6	-66.7	281	313	-10.2	160	46	247.8	459
Total Edmonton City	48	86	-44.2	44	35	25.7	1452	1551	-6.4	566	167	238.9	2110
Beaumont Town	9	11	-18.2	1	2	-50.0	145	97	49.5	49	62	-21.0	204
Calmar Town	1	0	.	0	0	.	2	0	.	10	0	.	13
Devon Town	2	4	-50.0	0	0	.	2	4	-50.0	0	3	-100.0	4
Fort Saskatchewan City	6	1	500.0	2	2	0.0	38	36	5.6	115	92	25.0	161
Gibbons Town	0	0	.	1	0	.	2	2	0.0	6	15	-60.0	9
Leduc City	10	11	-9.1	0	1	-100.0	173	57	203.5	36	28	28.6	219
Leduc County	21	28	-25.0	0	2	-100.0	19	14	35.7	49	47	4.3	89
Morinville Town	0	1	-100.0	2	3	-33.3	10	19	-47.4	26	19	36.8	38
Parkland County	35	34	2.9	0	0	.	28	19	47.4	61	76	-19.7	124
Spruce Grove City	4	3	33.3	0	0	.	72	29	148.3	42	76	-44.7	118
St. Albert City	12	19	-36.8	1	0	.	54	41	31.7	80	73	9.6	147
Stony Plain Town	0	4	-100.0	0	0	.	22	12	83.3	27	35	-22.9	49
Strathcona County	24	30	-20	4	7	-42.86	90	76	18.42	124	101	22.77	242
Sturgeon County	1	2	-50	0	0	.	5	0	.	82	104	-21.15	88
Other Centres	1	1	0	3	1	200	4	5	-20	13	20	-35	21
Total Rural Municipalities	126	149	-15.4	14	18	-22.2	666	411	62.0	720	751	-4.1	1526
Grand Total	174	235	-26.0	58	53	9.4	2118	1962	8.0	1286	918	40.1	3636

Edmonton Residential Construction Digest

Table 9 - Edmonton Metropolitan Area
Multiple Family Housing Under Construction by Zone, Type and Tenure: JUL 2012

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	102	4	465	469	9	408	417	15	1003
Northeast	112	0	112	112	53	60	113	0	337
Northwest	70	0	252	252	124	172	296	19	637
South Central	46	0	0	0	0	132	132	0	178
Southeast	226	0	467	467	196	246	442	0	1135
Southwest	304	0	0	0	278	1368	1646	52	2002
West	150	0	0	0	56	0	56	0	206
Total Edmonton City	1010	4	1296	1300	716	2386	3102	86	5498
Beaumont Town	18	0	0	0	0	0	0	7	25
Calmar Town	0	8	0	8	0	0	0	0	8
Devon Town	0	0	0	0	5	0	5	0	5
Fort Saskatchewan City	40	0	0	0	0	0	0	4	44
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	94	4	0	4	30	160	190	0	288
Leduc County	2	0	0	0	0	0	0	0	2
Morinville Town	0	0	0	0	23	0	23	4	27
Parkland County	6	0	0	0	0	0	0	0	6
Spruce Grove City	60	0	202	202	12	0	12	59	333
St. Albert City	28	0	118	118	0	0	0	0	146
Stony Plain Town	10	0	0	0	36	0	36	0	46
Strathcona County	48	0	69	69	83	194	277	0	394
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	4	0	4	0	0	0	0	4
Total Rural Municipalities	306	16	389	405	189	354	543	74	1328
Grand Total	1316	20	1685	1705	905	2740	3645	160	6826

Edmonton Residential Construction Digest

Table 10 - Edmonton Metropolitan Area
Housing Starts by Month: 2011 vs. 2012

Month	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
January	314	205	53.2	264	158	67.1	578	363	59.2
February	378	360	5.0	219	129	69.8	597	489	22.1
March	391	236	65.7	639	477	34.0	1030	713	44.5
April	493	436	13.1	474	322	47.2	967	758	27.6
May	497	546	-9.0	749	463	61.8	1246	1009	23.5
June	522	443	17.8	528	276	91.3	1050	719	46.0
July	582	479	21.5	853	555	53.7	1435	1034	38.8
August	0	0	.	0	0	.	0	0	.
September	0	0	.	0	0	.	0	0	.
October	0	0	.	0	0	.	0	0	.
November	0	0	.	0	0	.	0	0	.
December	0	0	.	0	0	.	0	0	.
Total	3177	2705	17.5	3726	2380	56.6	6903	5085	35.8

Edmonton Residential Construction Digest

Table 11 - Edmonton Metropolitan Area
Housing Completions by Month: 2011 vs. 2012

Month	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
January	374	454	-17.6	338	235	43.8	712	689	3.3
February	451	560	-19.5	263	497	-47.1	714	1057	-32.5
March	389	463	-16.0	415	180	130.6	804	643	25.0
April	390	447	-12.8	179	236	-24.2	569	683	-16.7
May	479	425	12.7	496	142	249.3	975	567	72.0
June	426	453	-6.0	579	305	89.8	1005	758	32.6
July	424	420	1.0	491	346	41.9	915	766	19.5
August	0	0	.	0	0	.	0	0	.
September	0	0	.	0	0	.	0	0	.
October	0	0	.	0	0	.	0	0	.
November	0	0	.	0	0	.	0	0	.
December	0	0	.	0	0	.	0	0	.
Total	2933	3222	-9.0	2761	1941	42.3	5694	5163	10.3

Edmonton Residential Construction Digest

Table 12 - Edmonton Metropolitan Area
Housing Under Construction by Month: 2012 vs. 2011

Month	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
January	3333	3432	-2.9	5703	4861	17.3	9036	8293	9.0
February	3260	3232	0.9	5576	4493	24.1	8836	7725	14.4
March	3262	3005	8.6	5800	4790	21.1	9062	7795	16.3
April	3365	2994	12.4	6111	4876	25.3	9476	7870	20.4
May	3382	3115	8.6	6355	5276	20.5	9737	8391	16.0
June	3478	3109	11.9	6464	5329	21.3	9942	8438	17.8
July	3636	3168	14.8	6826	5538	23.3	10462	8706	20.2
August	0	3302	.	0	5536	.	0	8838	.
September	0	3425	.	0	5463	.	0	8888	.
October	0	3441	.	0	5958	.	0	9399	.
November	0	3442	.	0	5905	.	0	9347	.
December	0	3393	.	0	5777	.	0	9170	.

Edmonton Residential Construction Digest

Table 13 - Edmonton Metropolitan Area
Single Family Housing Starts by Month and House Type: Year to Date 2012

Month	Bungalow			Split Level			Two-Story			Other			Total
	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	
January	6	11	-45.5	4	5	-20.0	158	118	33.9	146	71	105.6	314
February	7	19	-63.2	4	4	0.0	183	247	-25.9	184	90	104.4	378
March	10	16	-37.5	5	3	66.7	187	151	23.8	189	66	186.4	391
April	6	11	-45.5	18	6	200.0	280	288	-2.8	189	131	44.3	493
May	21	20	5.0	7	4	75.0	271	337	-19.6	198	185	7.0	497
June	15	18	-16.7	5	6	-16.7	265	230	15.2	237	189	25.4	522
July	19	18	5.6	3	5	-40.0	310	263	17.9	250	193	29.5	582
August	0	0	.	0	0	.	0	0	.	0	0	.	0
September	0	0	.	0	0	.	0	0	.	0	0	.	0
October	0	0	.	0	0	.	0	0	.	0	0	.	0
November	0	0	.	0	0	.	0	0	.	0	0	.	0
December	0	0	.	0	0	.	0	0	.	0	0	.	0
Total	84	113	-25.7	46	33	39.4	1654	1634	1.2	1393	925	50.6	3177

Edmonton Residential Construction Digest

Table 14 - Edmonton Metropolitan Area
Single Family Housing Completions by Month and House Type: Year to Date 2012

Month	Bungalow			Split Level			Two-Story			Other			Total 2012
	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	
January	35	39	-10.3	15	25	-40.0	315	371	-15.1	9	19	-52.6	374
February	46	58	-20.7	7	24	-70.8	385	453	-15.0	13	25	-48.0	451
March	39	52	-25.0	11	18	-38.9	330	380	-13.2	9	13	-30.8	389
April	51	64	-20.3	19	13	46.2	314	343	-8.5	6	27	-77.8	390
May	61	60	1.7	14	23	-39.1	383	330	16.1	21	12	75.0	479
June	29	59	-50.9	19	21	-9.5	371	354	4.8	7	19	-63.2	426
July	57	71	-19.7	13	16	-18.8	333	323	3.1	21	10	110.0	424
August	0	0	.	0	0	.	0	0	.	0	0	.	0
September	0	0	.	0	0	.	0	0	.	0	0	.	0
October	0	0	.	0	0	.	0	0	.	0	0	.	0
November	0	0	.	0	0	.	0	0	.	0	0	.	0
December	0	0	.	0	0	.	0	0	.	0	0	.	0
Total	318	403	-21.1	98	140	-30.0	2431	2554	-4.8	86	125	-31.2	2933

Edmonton Residential Construction Digest

Table 15 - Edmonton Metropolitan Area
Single Family Housing Under Construction by Month and House Type: Year to Date 2012

Month	Bungalow			Split Level			Two-Story			Other			Total 2012
	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	
January	214	264	-18.9	48	90	-46.7	1944	2031	-4.3	1127	1047	7.6	3333
February	205	268	-23.5	55	85	-35.3	1884	1941	-2.9	1116	938	19.0	3260
March	196	277	-29.2	60	78	-23.1	1861	1838	1.3	1145	812	41.0	3262
April	189	262	-27.9	68	78	-12.8	1955	1896	3.1	1153	758	52.1	3365
May	169	266	-36.5	64	62	3.2	1981	1987	-0.3	1168	800	46.0	3382
June	176	263	-33.1	60	56	7.1	2033	1946	4.5	1209	844	43.3	3478
July	174	235	-26.0	58	53	9.4	2118	1962	8.0	1286	918	40.1	3636
August	0	226	.	0	58	.	0	2064	.	0	954	.	0
September	0	236	.	0	54	.	0	2124	.	0	1011	.	0
October	0	228	.	0	47	.	0	2110	.	0	1056	.	0
November	0	222	.	0	47	.	0	2086	.	0	1087	.	0
December	0	221	.	0	52	.	0	1998	.	0	1122	.	0

Edmonton Residential Construction Digest

Table 16 - Edmonton Metropolitan Area
Multiple Family Housing Starts by Month, Type and Tenure: Year to Date - 2012

Month	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
January	96	0	130	130	31	0	31	7	264
February	126	0	0	0	82	0	82	11	219
March	174	4	345	349	27	54	81	35	639
April	196	0	118	118	83	59	142	18	474
May	178	8	181	189	102	268	370	12	749
June	158	0	206	206	92	51	143	21	528
July	262	0	274	274	133	161	294	23	853
August	0	0	0	0	0	0	0	0	0
September	0	0	0	0	0	0	0	0	0
October	0	0	0	0	0	0	0	0	0
November	0	0	0	0	0	0	0	0	0
December	0	0	0	0	0	0	0	0	0
Total	1190	12	1254	1266	550	593	1143	127	3726

Edmonton Residential Construction Digest

Table 17 - Edmonton Metropolitan Area
Multiple Family Housing Completions by Month, Type and Tenure: Year to Date - 2012

Month	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
January	116	0	71	71	69	82	151	0	338
February	114	4	77	81	64	0	64	4	263
March	130	0	177	177	13	87	100	8	415
April	106	0	0	0	63	10	73	0	179
May	180	0	0	0	27	267	294	22	496
June	112	0	105	105	44	311	355	7	579
July	106	0	162	162	98	115	213	10	491
August	0	0	0	0	0	0	0	0	0
September	0	0	0	0	0	0	0	0	0
October	0	0	0	0	0	0	0	0	0
November	0	0	0	0	0	0	0	0	0
December	0	0	0	0	0	0	0	0	0
Total	864	4	592	596	378	872	1250	51	2761

Edmonton Residential Construction Digest

Table 18 - Edmonton Metropolitan Area
Multiple Family Housing Under Construction by Month, Type and Tenure: Year to Date - 2012

Month	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
January	970	8	906	914	681	3039	3720	99	5703
February	982	4	906	910	695	2879	3574	110	5576
March	1026	12	1074	1086	709	2846	3555	133	5800
April	1116	12	1192	1204	745	2895	3640	151	6111
May	1114	20	1373	1393	814	2893	3707	141	6355
June	1160	20	1573	1593	862	2694	3556	155	6464
July	1316	20	1685	1705	905	2740	3645	160	6826
August	0	0	0	0	0	0	0	0	0
September	0	0	0	0	0	0	0	0	0
October	0	0	0	0	0	0	0	0	0
November	0	0	0	0	0	0	0	0	0
December	0	0	0	0	0	0	0	0	0

Edmonton Residential Construction Digest

Table 19 - Edmonton Metropolitan Area
Complete and Unabsorbed Units by Zone and Type
For the Month of: JUL 2012

Area	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	12	5	140.0	171	358	-52.2	183	363	-49.6
Northeast	23	36	-36.1	20	62	-67.7	43	98	-56.1
Northwest	38	53	-28.3	52	31	67.7	90	84	7.1
South Central	6	4	50.0	32	42	-23.8	38	46	-17.4
Southeast	123	98	25.5	80	64	25.0	203	162	25.3
Southwest	13	36	-63.9	155	58	167.2	168	94	78.7
West	16	23	-30.4	19	61	-68.9	35	84	-58.3
Total Edmonton City	231	255	-8.4	529	676	-21.8	760	931	-18.4
Beaumont Town	24	27	-11.1	4	1	300.0	28	28	0.0
Calmar Town	1	3	-66.7	0	0	.	1	3	-66.7
Devon Town	1	2	-50.0	1	5	-80.0	2	7	-71.4
Fort Saskatchewan City	42	50	-16.0	57	92	-38.0	99	142	-30.3
Gibbons Town	0	0	.	1	3	-66.7	1	3	-66.7
Leduc City	41	41	0.0	30	37	-18.9	71	78	-9.0
Leduc County	1	2	-50.0	0	0	.	1	2	-50.0
Morinville Town	15	20	-25.0	29	12	141.7	44	32	37.5
Parkland County	14	21	-33.3	3	2	50.0	17	23	-26.1
Spruce Grove City	40	28	42.9	80	92	-13.0	120	120	0.0
St. Albert City	33	31	6.5	84	47	78.7	117	78	50.0
Stony Plain Town	28	24	16.7	64	20	220.0	92	44	109.1
Strathcona County	49	68	-27.94	51	31	64.52	100	99	1.01
Sturgeon County	0	0	.	0	0	.	0	0	.
Other Centres	4	2	100	3	5	-40	7	7	0
Total Rural Municipalities	293	319	-8.2	407	347	17.3	700	666	5.1
Grand Total	524	574	-8.7	936	1023	-8.5	1460	1597	-8.6

Edmonton Residential Construction Digest

Table 20 - Edmonton Metropolitan Area
Complete and Unabsorbed Units by Month and Type
Year to Date 2012

Month	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
January	637	556	14.6	950	933	1.8	1587	1489	6.6
February	650	587	10.7	868	1040	-16.5	1518	1627	-6.7
March	619	625	-1.0	893	1002	-10.9	1512	1627	-7.1
April	553	581	-4.8	859	1046	-17.9	1412	1627	-13.2
May	537	542	-0.9	876	968	-9.5	1413	1510	-6.4
June	547	546	0.2	935	990	-5.6	1482	1536	-3.5
July	524	574	-8.7	936	1023	-8.5	1460	1597	-8.6
August	0	563	.	0	930	.	0	1493	.
September	0	597	.	0	940	.	0	1537	.
October	0	619	.	0	902	.	0	1521	.
November	0	624	.	0	895	.	0	1519	.
December	0	614	.	0	884	.	0	1498	.

Edmonton Residential Construction Digest

Table 21 - Edmonton Metropolitan Area
Complete and Unabsorbed Single Units by Zone and House Type
For the Month of: JUL 2012

Area	Bungalow			Split Level			Two-Story			Other			Total 2012
	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	2	0	.	1	2	-50.0	9	3	200.0	0	0	.	12
Northeast	1	0	.	0	2	-100.0	22	34	-35.3	0	0	.	23
Northwest	2	1	100.0	0	1	-100.0	35	51	-31.4	1	0	.	38
South Central	1	1	0.0	0	0	.	5	3	66.7	0	0	.	6
Southeast	1	0	.	3	4	-25.0	119	94	26.6	0	0	.	123
Southwest	1	3	-66.7	0	0	.	12	32	-62.5	0	1	-100.0	13
West	3	1	200.0	0	1	-100.0	13	21	-38.1	0	0	.	16
Total Edmonton City	11	6	83.3	4	10	-60.0	215	238	-9.7	1	1	0.0	231
Beaumont Town	1	2	-50.0	0	1	-100.0	23	24	-4.2	0	0	.	24
Calmar Town	0	1	-100.0	0	1	-100.0	1	1	0.0	0	0	.	1
Devon Town	0	1	-100.0	0	0	.	1	1	0.0	0	0	.	1
Fort Saskatchewan City	1	6	-83.3	3	4	-25.0	38	40	-5.0	0	0	.	42
Gibbons Town	0	0	.	0	0	.	0	0	.	0	0	.	0
Leduc City	4	7	-42.9	0	1	-100.0	37	33	12.1	0	0	.	41
Leduc County	1	2	-50.0	0	0	.	0	0	.	0	0	.	1
Morinville Town	2	2	0.0	2	3	-33.3	11	15	-26.7	0	0	.	15
Parkland County	7	11	-36.4	1	1	0.0	5	3	66.7	1	6	-83.3	14
Spruce Grove City	7	5	40.0	1	0	.	32	21	52.4	0	2	-100.0	40
St. Albert City	9	10	-10.0	0	1	-100.0	24	19	26.3	0	1	-100.0	33
Stony Plain Town	3	5	-40.0	0	0	.	16	14	14.3	9	5	80.0	28
Strathcona County	4	10	-60	5	6	-16.67	40	52	-23.08	0	0	.	49
Sturgeon County	0	0	.	0	0	.	0	0	.	0	0	.	0
Other Centres	2	1	100	0	1	-100	2	0	.	0	0	.	4
Total Rural Municipalities	41	63	-34.9	12	19	-36.8	230	223	3.1	10	14	-28.6	293
Grand Total	52	69	-24.6	16	29	-44.8	445	461	-3.5	11	15	-26.7	524

Edmonton Residential Construction Digest

Table 22 - Edmonton Metropolitan Area
Complete and Unabsorbed Single Units by Month and House Type
Year to Date 2012

Month	Bungalow			Split Level			Two-Story			Other			Total 2012
	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	
January	65	55	18.2	28	37	-24.3	533	451	18.2	11	13	-15.4	637
February	67	50	34.0	27	40	-32.5	544	481	13.1	12	16	-25.0	650
March	64	60	6.7	27	37	-27.0	516	509	1.4	12	19	-36.8	619
April	60	58	3.5	22	35	-37.1	460	472	-2.5	11	16	-31.3	553
May	55	58	-5.2	22	35	-37.1	449	431	4.2	11	18	-38.9	537
June	56	64	-12.5	21	29	-27.6	462	437	5.7	8	16	-50.0	547
July	52	69	-24.6	16	29	-44.8	445	461	-3.5	11	15	-26.7	524
August	0	69	.	0	25	.	0	457	.	0	12	.	0
September	0	72	.	0	27	.	0	485	.	0	13	.	0
October	0	73	.	0	23	.	0	508	.	0	15	.	0
November	0	72	.	0	23	.	0	516	.	0	13	.	0
December	0	64	.	0	22	.	0	517	.	0	11	.	0

Edmonton Residential Construction Digest

Table 23 - Edmonton Metropolitan Area
Complete and Unabsorbed Multiple Units by Zone, Type and Tenure
For the Month of: JUL 2012

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	8	0	0	0	0	163	163	0	171
Northeast	7	0	0	0	2	11	13	0	20
Northwest	19	0	0	0	10	23	33	0	52
South Central	9	0	0	0	0	20	20	3	32
Southeast	37	0	0	0	13	30	43	0	80
Southwest	20	0	0	0	30	98	128	7	155
West	4	0	0	0	0	15	15	0	19
Total Edmonton City	104	0	0	0	55	360	415	10	529
Beaumont Town	2	0	0	0	2	0	2	0	4
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	1	0	1	0	1
Fort Saskatchewan City	9	0	0	0	10	38	48	0	57
Gibbons Town	0	0	0	0	0	1	1	0	1
Leduc City	9	0	0	0	3	18	21	0	30
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	27	0	27	2	29
Parkland County	3	0	0	0	0	0	0	0	3
Spruce Grove City	39	0	18	18	18	0	18	5	80
St. Albert City	0	0	47	47	0	37	37	0	84
Stony Plain Town	5	0	0	0	3	56	59	0	64
Strathcona County	15	0	12	12	11	13	24	0	51
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	2	0	0	0	1	0	1	0	3
Total Rural Municipalities	84	0	77	77	76	163	239	7	407
Grand Total	188	0	77	77	131	523	654	17	936

Edmonton Residential Construction Digest

Table 24 - Edmonton Metropolitan Area
Complete and Unabsorbed Multiple Units by Month, Type and Tenure
Year to Date 2012

Month	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
January	196	0	15	15	106	616	722	17	950
February	215	0	4	4	112	518	630	19	868
March	197	0	25	25	110	536	646	25	893
April	176	0	25	25	127	509	636	22	850
May	201	0	29	29	125	499	624	22	876
June	197	0	35	35	125	558	683	20	935
July	188	0	77	77	131	523	654	17	936
August	0	0	0	0	0	0	0	0	0
September	0	0	0	0	0	0	0	0	0
October	0	0	0	0	0	0	0	0	0
November	0	0	0	0	0	0	0	0	0
December	0	0	0	0	0	0	0	0	0

Edmonton Residential Construction Digest

Table 25 - Edmonton Metropolitan Area
Single Units Unabsorbed by Zone and Months Since Completion
As of Month End: JUL 2012

Area	<1	1	2	3	4	5	6	7	8	9	10	11	12+	Total
Zone Not Coded	0	0	0	0	0	0	0	0	0	0	0	0	0	0
North Central	4	2	1	1	2	0	1	0	1	0	0	0	0	12
Northeast	1	4	0	0	0	0	2	1	0	2	0	0	13	23
Northwest	6	6	2	1	3	1	1	2	0	1	3	1	11	38
South Central	2	2	0	0	1	0	0	0	0	0	0	0	1	6
Southeast	22	12	11	3	6	2	3	5	9	2	9	6	33	123
Southwest	5	2	0	0	0	0	0	0	0	0	0	0	6	13
West	6	2	0	0	0	1	0	0	0	0	0	0	7	16
Total Edmonton City	46	30	14	5	12	4	7	8	10	5	12	7	71	231
Beaumont Town	10	8	0	0	0	0	0	1	0	1	1	1	2	24
Calmar Town	0	0	0	0	0	0	0	0	0	0	0	0	1	1
Devon Town	0	0	0	1	0	0	0	0	0	0	0	0	0	1
Fort Saskatchewan City	10	4	4	6	2	2	0	2	1	0	0	0	11	42
Gibbons Town	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Leduc City	0	10	1	0	0	3	0	3	1	2	0	0	21	41
Leduc County	0	0	0	0	0	0	0	0	0	0	0	0	1	1
Morinville Town	2	1	1	2	0	0	3	2	0	0	1	0	3	15
Parkland County	1	0	5	0	0	0	0	0	0	0	0	1	7	14
Spruce Grove City	8	1	8	0	1	0	3	0	5	1	1	1	11	40
St. Albert City	6	3	5	2	2	2	1	0	0	2	0	4	6	33
Stony Plain Town	7	1	6	0	0	2	0	0	0	4	0	0	8	28
Strathcona County	5	7	4	1	2	3	4	1	0	3	1	0	18	49
Sturgeon County	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Other Centres	2	0	1	1	0	0	0	0	0	0	0	0	0	4
Total Rural Municipalities	51	35	35	13	7	12	11	9	7	13	4	7	89	293
Grand Total	97	65	49	18	19	16	18	17	17	18	16	14	160	524

Edmonton Residential Construction Digest

Table 26 - Edmonton Metropolitan Area
Multiple Units Unabsorbed by Zone and Months Since Completion
As of Month End: JUL 2012

Area	<1	1	2	3	4	5	6	7	8	9	10	11	12+	Total
Zone Not Coded	0	0	0	0	0	0	0	0	0	0	0	0	0	0
North Central	4	2	1	1	20	0	0	0	0	0	0	0	143	171
Northeast	4	3	0	1	0	0	1	0	0	0	0	0	11	20
Northwest	20	4	2	0	0	0	0	0	0	5	0	1	20	52
South Central	4	6	2	0	6	0	0	4	0	0	0	0	10	32
Southeast	28	3	4	0	2	3	0	0	2	9	5	4	20	80
Southwest	6	57	36	17	0	0	6	6	3	3	3	1	17	155
West	0	0	0	0	1	0	0	1	0	1	0	0	16	19
Total Edmonton City	66	75	45	19	29	3	7	11	5	18	8	6	237	529
Beaumont Town	0	0	0	2	0	0	0	0	0	0	2	0	0	4
Calmar Town	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0	0	0	0	1	1
Fort Saskatchewan City	1	0	1	0	0	0	0	0	0	0	0	0	55	57
Gibbons Town	0	0	0	0	0	0	0	0	0	0	0	0	1	1
Leduc City	5	0	2	0	0	0	0	0	2	2	0	0	19	30
Leduc County	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	1	0	1	0	21	0	1	0	1	0	4	29
Parkland County	0	0	0	0	0	1	0	0	0	0	0	0	2	3
Spruce Grove City	10	8	13	0	0	16	7	0	2	1	0	0	23	80
St. Albert City	47	0	0	0	0	0	0	0	0	0	0	0	37	84
Stony Plain Town	4	0	1	0	0	0	0	0	0	0	42	14	3	64
Strathcona County	6	26	0	0	0	2	1	0	1	3	6	2	4	51
Sturgeon County	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	1	0	0	0	2	0	0	0	0	3
Total Rural Municipalities	73	34	18	2	2	19	29	0	8	6	51	16	149	407
Grand Total	139	109	63	21	31	22	36	11	13	24	59	22	386	936

Edmonton Residential Construction Digest

Table 27 - Edmonton Metropolitan Area
Single-Detached Dwellings Unabsorbed by Zone and Price Range
For the Month of: JUL 2012

Area	Under \$300,000	\$300,000 to \$399,999	\$400,000 to \$499,999	\$500,000 to \$599,999	\$600,000 to \$699,999	\$700,000 and Over	Total
Zone Not Coded	0	0	0	0	0	0	0
North Central	0	1	4	2	2	3	12
Northeast	2	6	14	0	0	1	23
Northwest	0	4	15	11	5	3	38
South Central	0	0	0	2	1	3	6
Southeast	0	42	51	22	6	2	123
Southwest	0	0	3	3	1	6	13
West	1	2	8	2	2	1	16
Total Edmonton City	3	55	95	42	17	19	231
Beaumont Town	0	6	12	4	1	1	24
Calmar Town	0	1	0	0	0	0	1
Devon Town	0	0	0	1	0	0	1
Fort Saskatchewan City	1	12	23	4	1	1	42
Gibbons Town	0	0	0	0	0	0	0
Leduc City	5	15	10	8	2	1	41
Leduc County	0	0	0	0	1	0	1
Morinville Town	0	6	8	1	0	0	15
Parkland County	1	0	0	2	3	8	14
Spruce Grove City	1	10	12	10	7	0	40
St. Albert City	0	0	5	9	8	11	33
Stony Plain Town	7	8	8	2	0	3	28
Strathcona County	0	1	12	21	7	8	49
Sturgeon County	0	0	0	0	0	0	0
Other Centres	0	1	1	0	1	1	4
Total Rural Municipalities	15	60	91	62	31	34	293
Grand Total	18	115	186	104	48	53	524

Edmonton Residential Construction Digest

Table 28 - Edmonton Metropolitan Area
Single-Detached Dwellings Unabsorbed by Month and Price Range
Year-to-Date 2012

Month	Under \$300,000	\$300,000 to \$399,999	\$400,000 to \$499,999	\$500,000 to \$599,999	\$600,000 to \$699,999	\$700,000 and Over	Total
January	15	151	242	120	56	53	637
February	15	158	247	120	54	56	650
March	12	149	226	117	62	53	619
April	12	123	212	104	60	42	553
May	13	112	195	113	56	48	537
June	15	117	195	116	51	53	547
July	18	115	186	104	48	53	524
August	0	0	0	0	0	0	0
September	0	0	0	0	0	0	0
October	0	0	0	0	0	0	0
November	0	0	0	0	0	0	0
December	0	0	0	0	0	0	0

Edmonton Residential Construction Digest

Table 29a - Edmonton Metropolitan Area

Single-Detached Dwellings Absorbed by Zone and Price Range for the Month of: JUL 2012

Area	Under \$300,000	\$300,000 to \$399,999	\$400,000 to \$499,999	\$500,000 to \$599,999	\$600,000 to \$699,999	\$700,000 and Over	Total
Zone Not Coded	0	0	0	0	0	0	0
North Central	4	2	2	1	0	0	9
Northeast	0	8	5	5	1	0	19
Northwest	0	3	15	12	7	3	40
South Central	0	0	1	1	2	3	7
Southeast	2	20	27	17	4	0	70
Southwest	1	6	7	11	6	19	50
West	0	5	8	3	3	5	24
Total Edmonton City	7	44	65	50	23	30	219
Beaumont Town	2	4	11	8	2	1	28
Calmar Town	0	0	0	0	0	0	0
Devon Town	0	0	0	0	2	0	2
Fort Saskatchewan City	1	5	13	2	0	1	22
Gibbons Town	0	2	0	0	0	0	2
Leduc City	1	4	13	2	0	1	21
Leduc County	0	2	3	2	2	1	10
Morinville Town	0	3	2	0	0	0	5
Parkland County	20	0	2	2	1	5	30
Spruce Grove City	0	6	3	8	1	0	18
St. Albert City	0	0	6	4	6	3	19
Stony Plain Town	1	2	4	0	0	0	7
Strathcona County	1	3	14	12	2	3	35
Sturgeon County	3	8	3	2	5	5	26
Other Centres	1	1	0	0	1	0	3
Total Rural Municipalities	30	40	74	42	22	20	228
Grand Total	37	84	139	92	45	50	447

Edmonton Residential Construction Digest

Table 29b - Edmonton Metropolitan Area
Single-Detached Dwellings Absorbed by Zone and Price Range: Year-to-Date 2012

Area	Under \$300,000	\$300,000 to \$399,999	\$400,000 to \$499,999	\$500,000 to \$599,999	\$600,000 to \$699,999	\$700,000 and Over	Total
Zone Not Coded	0	0	0	0	0	0	0
North Central	24	19	10	2	3	15	73
Northeast	5	76	50	24	6	2	163
Northwest	3	33	72	43	24	16	191
South Central	8	1	9	8	12	17	55
Southeast	11	174	184	65	15	5	454
Southwest	6	116	148	95	77	112	554
West	1	85	163	55	14	33	351
Total Edmonton City	58	504	636	292	151	200	1841
Beaumont Town	3	20	48	28	8	2	109
Calmar Town	2	1	0	0	0	0	3
Devon Town	0	1	2	2	2	0	7
Fort Saskatchewan City	7	54	60	10	2	1	134
Gibbons Town	0	10	2	0	0	0	12
Leduc City	5	18	41	11	8	2	85
Leduc County	7	7	18	6	6	4	48
Morinville Town	2	21	18	2	0	0	43
Parkland County	74	1	5	8	8	22	118
Spruce Grove City	4	25	32	31	6	2	100
St. Albert City	5	2	42	31	23	15	118
Stony Plain Town	7	14	27	4	3	1	56
Strathcona County	8	19	75	64	21	31	218
Sturgeon County	11	21	13	12	29	22	108
Other Centres	10	7	0	1	1	2	21
Total Rural Municipalities	145	221	383	210	117	104	1180
Grand Total	203	725	1019	502	268	304	3021

Edmonton Residential Construction Digest

Table 30a - Edmonton Metropolitan Area
Absorbed Units by Zone and Type
For the Month of: JUL 2012

Area	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	9	8	12.5	28	15	86.7	37	23	60.9
Northeast	19	20	-5.0	13	75	-82.7	32	95	-66.3
Northwest	40	15	166.7	26	5	420.0	66	20	230.0
South Central	7	3	133.3	9	10	-10.0	16	13	23.1
Southeast	70	66	6.1	111	20	455.0	181	86	110.5
Southwest	50	49	2.0	102	26	292.3	152	75	102.7
West	24	43	-44.2	11	29	-62.1	35	72	-51.4
Total Edmonton City	219	204	7.4	300	180	66.7	519	384	35.2
Beaumont Town	28	6	366.7	2	4	-50.0	30	10	200.0
Calmar Town	0	0	.	0	0	.	0	0	.
Devon Town	2	3	-33.3	0	0	.	2	3	-33.3
Fort Saskatchewan City	22	22	0.0	8	35	-77.1	30	57	-47.4
Gibbons Town	2	6	-66.7	0	1	-100.0	2	7	-71.4
Leduc City	21	10	110.0	16	1	1500.0	37	11	236.4
Leduc County	10	13	-23.1	0	0	.	10	13	-23.1
Morinville Town	5	7	-28.6	1	3	-66.7	6	10	-40.0
Parkland County	30	19	57.9	0	0	.	30	19	57.9
Spruce Grove City	18	17	5.9	24	41	-41.5	42	58	-27.6
St. Albert City	19	18	5.6	49	19	157.9	68	37	83.8
Stony Plain Town	7	9	-22.2	4	1	300.0	11	10	10.0
Strathcona County	35	42	-16.67	13	17	-23.53	48	59	-18.64
Sturgeon County	26	16	62.5	0	0	.	26	16	62.5
Other Centres	3	0	.	1	0	.	4	0	.
Total Rural Municipalities	228	188	21.3	118	122	-3.3	346	310	11.6
Grand Total	447	392	14.0	418	302	38.4	865	694	24.6

Edmonton Residential Construction Digest

Table 30b - Edmonton Metropolitan Area
Absorbed Units by Zone and Type
Year to Date 2012

Area	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	73	58	25.9	148	247	-40.1	221	305	-27.5
Northeast	163	124	31.5	73	189	-61.4	236	313	-24.6
Northwest	191	104	83.7	125	72	73.6	316	176	79.6
South Central	55	39	41.0	117	48	143.8	172	87	97.7
Southeast	454	553	-17.9	393	193	103.6	847	746	13.5
Southwest	554	558	-0.7	780	310	151.6	1334	868	53.7
West	351	341	2.9	120	171	-29.8	471	512	-6.0
Total Edmonton City	1841	1777	3.6	1756	1230	42.8	3597	3007	19.6
Beaumont Town	109	135	-19.3	29	32	-9.4	138	167	-17.4
Calmar Town	3	2	50.0	0	0	.	3	2	50.0
Devon Town	7	8	-12.5	3	2	50.0	10	10	0.0
Fort Saskatchewan City	134	130	3.1	141	135	4.4	275	265	3.8
Gibbons Town	12	13	-7.7	0	17	-100.0	12	30	-60.0
Leduc City	85	197	-56.9	191	32	496.9	276	229	20.5
Leduc County	48	58	-17.2	1	0	.	49	58	-15.5
Morinville Town	43	50	-14.0	21	32	-34.4	64	82	-22.0
Parkland County	118	114	3.5	1	0	.	119	114	4.4
Spruce Grove City	100	131	-23.7	135	101	33.7	235	232	1.3
St. Albert City	118	103	14.6	49	26	88.5	167	129	29.5
Stony Plain Town	56	49	14.3	31	19	63.2	87	68	27.9
Strathcona County	218	255	-14.51	129	92	40.22	347	347	0
Sturgeon County	108	121	-10.74	0	0	.	108	121	-10.74
Other Centres	21	35	-40	7	3	133.33	28	38	-26.32
Total Rural Municipalities	1180	1401	-15.8	738	491	50.3	1918	1892	1.4
Grand Total	3021	3178	-4.9	2494	1721	44.9	5515	4899	12.6

Edmonton Residential Construction Digest

Table 31a - Edmonton Metropolitan Area
Absorbed Single Units by Zone and House Type
For the Month of: JUL 2012

Area	Bungalow			Split Level			Two-Story			Other			Total 2012
	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	1	3	-66.7	1	1	0.0	7	4	75.0	0	0	.	9
Northeast	0	0	.	1	1	0.0	17	19	-10.5	1	0	.	19
Northwest	2	0	.	3	0	.	35	15	133.3	0	0	.	40
South Central	0	1	-100.0	0	0	.	7	2	250.0	0	0	.	7
Southeast	0	2	-100.0	5	2	150.0	65	62	4.8	0	0	.	70
Southwest	1	0	.	0	0	.	49	49	0.0	0	0	.	50
West	5	4	25.0	0	1	-100.0	19	38	-50.0	0	0	.	24
Total Edmonton City	9	10	-10.0	10	5	100.0	199	189	5.3	1	0	.	219
Beaumont Town	3	0	.	1	0	.	24	6	300.0	0	0	.	28
Calmar Town	0	0	.	0	0	.	0	0	.	0	0	.	0
Devon Town	1	0	.	0	0	.	0	3	-100.0	1	0	.	2
Fort Saskatchewan City	0	2	-100.0	3	0	.	19	20	-5.0	0	0	.	22
Gibbons Town	0	0	.	1	2	-50.0	1	4	-75.0	0	0	.	2
Leduc City	3	1	200.0	1	0	.	17	9	88.9	0	0	.	21
Leduc County	3	7	-57.1	0	0	.	6	3	100.0	1	3	-66.7	10
Morinville Town	0	2	-100.0	0	1	-100.0	5	4	25.0	0	0	.	5
Parkland County	14	17	-17.7	0	0	.	6	1	500.0	10	1	900.0	30
Spruce Grove City	2	0	.	0	0	.	16	15	6.7	0	2	-100.0	18
St. Albert City	4	7	-42.9	0	1	-100.0	15	10	50.0	0	0	.	19
Stony Plain Town	1	0	.	0	0	.	5	6	-16.7	1	3	-66.7	7
Strathcona County	4	10	-60	2	7	-71.43	29	24	20.83	0	1	-100	35
Sturgeon County	17	9	88.89	1	0	.	4	6	-33.33	4	1	300	26
Other Centres	0	0	.	0	0	.	3	0	.	0	0	.	3
Total Rural Municipalities	52	55	-5.5	9	11	-18.2	150	111	35.1	17	11	54.6	228
Grand Total	61	65	-6.2	19	16	18.8	349	300	16.3	18	11	63.6	447

Edmonton Residential Construction Digest

Table 31b - Edmonton Metropolitan Area
Absorbed Single Units by Zone and House Type
Year to Date 2012

Area	Bungalow			Split Level			Two-Story			Other			Total 2012
	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	9	16	-43.8	18	6	200.0	46	34	35.3	0	2	-100.0	73
Northeast	1	4	-75.0	12	6	100.0	147	112	31.3	3	2	50.0	163
Northwest	5	5	0.0	6	5	20.0	177	94	88.3	3	0	.	191
South Central	5	2	150.0	0	2	-100.0	47	34	38.2	3	1	200.0	55
Southeast	6	5	20.0	16	46	-65.2	430	500	-14.0	2	2	0.0	454
Southwest	26	42	-38.1	1	1	0.0	520	513	1.4	7	2	250.0	554
West	25	22	13.6	5	15	-66.7	319	304	4.9	2	0	.	351
Total Edmonton City	77	96	-19.8	58	81	-28.4	1686	1591	6.0	20	9	122.2	1841
Beaumont Town	9	10	-10.0	3	3	0.0	97	117	-17.1	0	5	-100.0	109
Calmar Town	1	1	0.0	1	0	.	1	1	0.0	0	0	.	3
Devon Town	4	1	300.0	0	0	.	2	7	-71.4	1	0	.	7
Fort Saskatchewan City	11	18	-38.9	7	6	16.7	116	102	13.7	0	4	-100.0	134
Gibbons Town	1	0	.	5	6	-16.7	5	6	-16.7	1	1	0.0	12
Leduc City	17	15	13.3	1	7	-85.7	67	173	-61.3	0	2	-100.0	85
Leduc County	23	29	-20.7	4	4	0.0	12	14	-14.3	9	11	-18.2	48
Morinville Town	1	9	-88.9	4	4	0.0	38	37	2.7	0	0	.	43
Parkland County	57	70	-18.6	1	0	.	33	23	43.5	27	21	28.6	118
Spruce Grove City	10	5	100.0	0	0	.	90	116	-22.4	0	10	-100.0	100
St. Albert City	17	22	-22.7	1	5	-80.0	99	76	30.3	1	0	.	118
Stony Plain Town	5	7	-28.6	0	0	.	45	30	50.0	6	12	-50.0	56
Strathcona County	39	43	-9.3	11	26	-57.69	167	182	-8.24	1	4	-75	218
Sturgeon County	54	46	17.39	5	0	.	35	43	-18.6	14	32	-56.25	108
Other Centres	3	11	-72.73	6	3	100	9	12	-25	3	9	-66.67	21
Total Rural Municipalities	252	287	-12.2	49	64	-23.4	816	939	-13.1	63	111	-43.2	1180
Grand Total	329	383	-14.1	107	145	-26.2	2502	2530	-1.1	83	120	-30.8	3021

Edmonton Residential Construction Digest

Table 32a - Edmonton Metropolitan Area
Absorbed Multiple Units by Zone, Type and Tenure
For the Month of: JUL 2012

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	7	0	0	0	0	21	21	0	28
Northeast	2	0	0	0	1	10	11	0	13
Northwest	7	0	0	0	8	11	19	0	26
South Central	4	0	0	0	0	5	5	0	9
Southeast	25	0	0	0	28	58	86	0	111
Southwest	13	0	0	0	36	44	80	9	102
West	2	0	0	0	8	1	9	0	11
Total Edmonton City	60	0	0	0	81	150	231	9	300
Beaumont Town	2	0	0	0	0	0	0	0	2
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	8	0	0	0	0	0	0	0	8
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	8	0	3	3	5	0	5	0	16
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	1	0	1	0	1
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	16	0	2	2	2	0	2	4	24
St. Albert City	0	0	49	49	0	0	0	0	49
Stony Plain Town	4	0	0	0	0	0	0	0	4
Strathcona County	11	0	0	0	2	0	2	0	13
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	1	0	1	0	1
Total Rural Municipalities	49	0	54	54	11	0	11	4	118
Grand Total	109	0	54	54	92	150	242	13	418

Edmonton Residential Construction Digest

Table 32b - Edmonton Metropolitan Area
Absorbed Multiple Units by Zone, Type and Tenure
Year to Date 2012

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	52	0	0	0	1	94	95	1	148
Northeast	32	0	0	0	8	33	41	0	73
Northwest	32	0	0	0	26	67	93	0	125
South Central	29	0	0	0	0	86	86	2	117
Southeast	167	0	71	71	82	58	140	15	393
Southwest	206	0	0	0	108	451	559	15	780
West	54	0	0	0	41	25	66	0	120
Total Edmonton City	572	0	71	71	266	814	1080	33	1756
Beaumont Town	14	0	0	0	15	0	15	0	29
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	2	0	0	0	1	0	1	0	3
Fort Saskatchewan City	63	0	75	75	1	2	3	0	141
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	52	0	127	127	10	2	12	0	191
Leduc County	1	0	0	0	0	0	0	0	1
Morinville Town	6	0	0	0	11	0	11	4	21
Parkland County	1	0	0	0	0	0	0	0	1
Spruce Grove City	63	0	6	6	2	50	52	14	135
St. Albert City	0	0	49	49	0	0	0	0	49
Stony Plain Town	21	0	0	0	5	5	10	0	31
Strathcona County	54	0	24	24	22	28	50	1	129
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	2	0	0	0	3	2	5	0	7
Total Rural Municipalities	279	0	281	281	70	89	159	19	738
Grand Total	851	0	352	352	336	903	1239	52	2494

Edmonton Residential Construction Digest

Table 33a - Edmonton Metropolitan Area
Absorbed Single-Detached Units by Zone and House Type
Average and Median Price: JUL 2012

Area	Bungalow		Split Level		Two-Story		Other		Total	
	Average	Median	Average	Median	Average	Median	Average	Median	Average	Median
Zone Not Coded	.	.	.	.	.	.	.	.	.	.
North Central	509,000	509,000	.	.	399,562	389,800	.	.	421,449	431,600
Northeast	.	.	570,000	570,000	449,116	430,888	361,200	361,200	450,851	430,888
Northwest	504,092	504,092	513,489	550,000	537,695	529,000	.	.	534,200	529,963
South Central	.	.	.	.	765,957	652,500	.	.	765,957	652,500
Southeast	.	.	444,720	440,000	457,582	440,000	.	.	456,636	440,000
Southwest	578,700	578,700	.	.	742,090	615,800	.	.	738,822	602,850
West	740,738	535,900	.	.	529,926	465,900	.	.	573,845	480,600
Total Edmonton City	644,397	535,900	481,563	441,000	560,170	493,809	361,200	361,200	559,473	494,900
Beaumont Town	581,400	603,200	536,900	536,900	451,556	460,450	.	.	468,516	477,950
Calmar Town	.	.	.	.	.	.	.	.	.	.
Devon Town	641,000	641,000	.	.	.	.	699,500	699,500	670,250	670,250
Fort Saskatchewan City	.	.	466,167	421,900	434,739	419,950	.	.	439,229	420,000
Gibbons Town	.	.	320,000	320,000	340,000	340,000	.	.	330,000	330,000
Leduc City	515,967	499,000	449,900	449,900	435,438	432,831	.	.	447,631	443,038
Leduc County	563,583	593,500	.	.	525,208	503,875	379,000	379,000	522,100	523,875
Morinville Town	.	.	.	.	389,120	396,800	.	.	389,120	396,800
Parkland County	617,078	685,233	.	.	728,790	728,790	219,000	150,000	499,280	550,000
Spruce Grove City	533,000	533,000	.	.	476,032	489,900	.	.	482,362	508,450
St. Albert City	693,500	692,000	.	.	549,467	535,400	.	.	579,789	584,100
Stony Plain Town	482,500	482,500	.	.	429,540	436,000	125,000	125,000	393,600	436,000
Strathcona County	856000	777500	560000	560000	516862	486000	.	.	558029	493500
Sturgeon County	473529	340000	390000	390000	717500	655000	523750	590000	515577	440000
Other Centres	.	.	.	.	504950	504950	.	.	504950	504950
Total Rural Municipalities	572,978	549,500	456,913	435,900	484,963	458,020	366,125	267,000	496,383	469,900
Grand Total	584,664	540,000	469,963	441,000	528,129	476,500	365,746	361,200	528,152	481,000

Edmonton Residential Construction Digest

Table 33b - Edmonton Metropolitan Area
Absorbed Single-Detached Units by Zone and House Type
Average and Median Price: Year to Date 2012

Area	Bungalow		Split Level		Two-Story		Other		Total	
	Average	Median	Average	Median	Average	Median	Average	Median	Average	Median
Zone Not Coded	.	.	.	.	.	.	.	.	.	.
North Central	593,341	750,000	359,716	359,000	757,410	612,500	.	.	671,756	472,700
Northeast	319,920	319,920	427,326	382,000	416,465	398,100	524,801	650,000	418,337	397,100
Northwest	596,600	600,000	519,956	524,900	502,469	460,000	504,350	442,290	505,009	461,513
South Central	637,087	630,000	.	.	754,775	669,400	674,350	674,350	729,190	659,600
Southeast	409,360	414,600	404,345	403,400	430,768	415,600	375,700	375,700	429,505	414,750
Southwest	591,736	552,000	328,600	328,600	576,726	495,000	499,887	506,000	576,094	496,100
West	561,895	524,884	422,810	438,100	487,430	442,900	419,520	462,480	490,601	443,200
Total Edmonton City	569,413	535,900	408,774	385,000	509,155	446,340	514,935	495,000	509,375	448,900
Beaumont Town	611,257	599,000	497,305	526,000	465,026	435,000	.	.	475,636	442,879
Calmar Town	269,800	269,800	304,900	304,900	287,900	287,900	.	.	287,477	287,900
Devon Town	505,975	489,000	.	.	470,000	516,000	699,500	699,500	500,055	489,000
Fort Saskatchewan City	482,804	489,000	400,553	377,000	418,476	405,000	.	.	424,425	409,000
Gibbons Town	310,000	310,000	382,657	412,000	365,431	369,900	369,900	369,900	367,796	369,900
Leduc City	524,125	510,962	449,900	449,900	441,973	416,000	.	.	460,389	440,404
Leduc County	534,061	489,000	490,032	429,780	418,633	387,500	296,327	287,500	463,134	434,000
Morinville Town	504,000	504,000	360,244	366,300	404,881	405,900	.	.	404,166	399,900
Parkland County	717,125	700,000	.	.	872,320	899,000	260,367	150,000	675,610	699,000
Spruce Grove City	567,114	575,000	.	.	455,654	439,900	.	.	464,250	449,305
St. Albert City	695,727	639,000	476,000	476,000	547,387	530,200	419,900	419,900	563,027	531,100
Stony Plain Town	458,119	399,900	.	.	436,231	414,200	376,716	240,000	430,547	411,083
Strathcona County	806,415	670,000	501,800	460,000	580,051	501,174	380,000	380,000	621,334	530,000
Sturgeon County	453735	400000	580833	610000	751617	680000	531410	610000	576118	580000
Other Centres	664333	799000	316929	340000	574700	575000	299559	305000	416569	340000
Total Rural Municipalities	600,563	550,000	440,200	412,000	506,549	456,111	368,299	305,000	516,638	465,000
Grand Total	591,817	542,000	423,178	401,000	508,390	449,900	413,418	375,700	511,900	452,810

Edmonton Residential Construction Digest

Table 34a - Edmonton Metropolitan Area
Absorbed Units from Inventory by Zone and Type
For the Month of: JUL 2012

Area	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	2	1	100.0	14	10	40.0	16	11	45.5
Northeast	8	3	166.7	6	6	0.0	14	9	55.6
Northwest	12	5	140.0	5	3	66.7	17	8	112.5
South Central	1	0	.	9	8	12.5	10	8	25.0
Southeast	30	21	42.9	12	1	1100.0	42	22	90.9
Southwest	11	4	175.0	57	2	2750.0	68	6	1033.3
West	11	0	.	1	10	-90.0	12	10	20.0
Total Edmonton City	75	34	120.6	104	40	160.0	179	74	141.9
Beaumont Town	5	4	25.0	0	0	.	5	4	25.0
Calmar Town	0	0	.	0	0	.	0	0	.
Devon Town	0	0	.	0	0	.	0	0	.
Fort Saskatchewan City	11	8	37.5	3	27	-88.9	14	35	-60.0
Gibbons Town	0	0	.	0	1	-100.0	0	1	-100.0
Leduc City	4	4	0.0	3	1	200.0	7	5	40.0
Leduc County	0	0	.	0	0	.	0	0	.
Morinville Town	2	3	-33.3	1	3	-66.7	3	6	-50.0
Parkland County	2	0	.	0	0	.	2	0	.
Spruce Grove City	6	7	-14.3	16	22	-27.3	22	29	-24.1
St. Albert City	4	3	33.3	0	0	.	4	3	33.3
Stony Plain Town	4	4	0.0	0	1	-100.0	4	5	-20.0
Strathcona County	6	12	-50	3	1	200	9	13	-30.77
Sturgeon County	0	0	.	0	0	.	0	0	.
Other Centres	0	0	.	1	0	.	1	0	.
Total Rural Municipalities	44	45	-2.2	27	56	-51.8	71	101	-29.7
Grand Total	119	79	50.6	131	96	36.5	250	175	42.9

Edmonton Residential Construction Digest

Table 34b - Edmonton Metropolitan Area
Absorbed Units from Inventory by Zone and Type
Year to Date 2012

Area	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	10	8	25.0	75	80	-6.3	85	88	-3.4
Northeast	48	23	108.7	40	26	53.9	88	49	79.6
Northwest	72	28	157.1	19	32	-40.6	91	60	51.7
South Central	6	5	20.0	31	42	-26.2	37	47	-21.3
Southeast	191	123	55.3	64	48	33.3	255	171	49.1
Southwest	73	75	-2.7	163	105	55.2	236	180	31.1
West	61	35	74.3	49	70	-30.0	110	105	4.8
Total Edmonton City	461	297	55.2	441	403	9.4	902	700	28.9
Beaumont Town	41	26	57.7	1	1	0.0	42	27	55.6
Calmar Town	1	0	.	0	0	.	1	0	.
Devon Town	1	2	-50.0	1	0	.	2	2	0.0
Fort Saskatchewan City	70	57	22.8	41	66	-37.9	111	123	-9.8
Gibbons Town	2	0	.	0	17	-100.0	2	17	-88.2
Leduc City	24	42	-42.9	36	17	111.8	60	59	1.7
Leduc County	4	2	100.0	1	0	.	5	2	150.0
Morinville Town	17	20	-15.0	14	10	40.0	31	30	3.3
Parkland County	10	6	66.7	1	0	.	11	6	83.3
Spruce Grove City	30	28	7.1	88	42	109.5	118	70	68.6
St. Albert City	37	39	-5.1	0	5	-100.0	37	44	-15.9
Stony Plain Town	16	13	23.1	18	6	200.0	34	19	79.0
Strathcona County	62	72	-13.9	28	15	86.7	90	87	3.5
Sturgeon County	4	4	0	0	0	.	4	4	0
Other Centres	0	4	-100	5	3	66.67	5	7	-28.57
Total Rural Municipalities	319	315	1.3	234	182	28.6	553	497	11.3
Grand Total	780	612	27.5	675	585	15.4	1455	1197	21.6

Edmonton Residential Construction Digest

Table 35a - Edmonton Metropolitan Area
Absorbed Single Units from Inventory by Zone and House Type
For the Month of: JUL 2012

Area	Bungalow			Split Level			Two-Story			Other			Total 2012
	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	0	1	-100.0	0	0	.	2	0	.	0	0	.	2
Northeast	0	0	.	1	0	.	6	3	100.0	1	0	.	8
Northwest	1	0	.	2	0	.	9	5	80.0	0	0	.	12
South Central	0	0	.	0	0	.	1	0	.	0	0	.	1
Southeast	0	0	.	2	1	100.0	28	20	40.0	0	0	.	30
Southwest	1	0	.	0	0	.	10	4	150.0	0	0	.	11
West	1	0	.	0	0	.	10	0	.	0	0	.	11
Total Edmonton City	3	1	200.0	5	1	400.0	66	32	106.3	1	0	.	75
Beaumont Town	1	0	.	1	0	.	3	4	-25.0	0	0	.	5
Calmar Town	0	0	.	0	0	.	0	0	.	0	0	.	0
Devon Town	0	0	.	0	0	.	0	0	.	0	0	.	0
Fort Saskatchewan City	0	1	-100.0	1	0	.	10	7	42.9	0	0	.	11
Gibbons Town	0	0	.	0	0	.	0	0	.	0	0	.	0
Leduc City	0	1	-100.0	1	0	.	3	3	0.0	0	0	.	4
Leduc County	0	0	.	0	0	.	0	0	.	0	0	.	0
Morinville Town	0	0	.	0	1	-100.0	2	2	0.0	0	0	.	2
Parkland County	1	0	.	0	0	.	1	0	.	0	0	.	2
Spruce Grove City	1	0	.	0	0	.	5	6	-16.7	0	1	-100.0	6
St. Albert City	2	1	100.0	0	0	.	2	2	0.0	0	0	.	4
Stony Plain Town	1	0	.	0	0	.	3	3	0.0	0	1	-100.0	4
Strathcona County	0	1	-100.0	1	2	-50.0	5	9	-44.4	0	0	.	6
Sturgeon County	0	0	.	0	0	.	0	0	.	0	0	.	0
Other Centres	0	0	.	0	0	.	0	0	.	0	0	.	0
Total Rural Municipalities	6	4	50.0	4	3	33.3	34	36	-5.6	0	2	-100.0	44
Grand Total	9	5	80.0	9	4	125.0	100	68	47.1	1	2	-50.0	119

Edmonton Residential Construction Digest

Table 35b - Edmonton Metropolitan Area

Absorbed Single Units from Inventory by Zone and House Type

Year to Date 2012

Area	Bungalow			Split Level			Two-Story			Other			Total 2012
	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	0	3	-100.0	4	1	300.0	6	4	50.0	0	0	.	10
Northeast	1	0	.	5	1	400.0	41	21	95.2	1	1	0.0	48
Northwest	2	0	.	4	1	300.0	66	27	144.4	0	0	.	72
South Central	0	0	.	0	0	.	6	5	20.0	0	0	.	6
Southeast	0	1	-100.0	5	13	-61.5	184	108	70.4	2	1	100.0	191
Southwest	5	11	-54.6	0	0	.	67	64	4.7	1	0	.	73
West	4	4	0.0	1	3	-66.7	56	28	100.0	0	0	.	61
Total Edmonton City	12	19	-36.8	19	19	0.0	426	257	65.8	4	2	100.0	461
Beaumont Town	4	5	-20.0	2	0	.	35	20	75.0	0	1	-100.0	41
Calmar Town	0	0	.	1	0	.	0	0	.	0	0	.	1
Devon Town	1	1	0.0	0	0	.	0	1	-100.0	0	0	.	1
Fort Saskatchewan City	8	3	166.7	2	2	0.0	60	50	20.0	0	2	-100.0	70
Gibbons Town	0	0	.	0	0	.	2	0	.	0	0	.	2
Leduc City	5	5	0.0	1	0	.	18	37	-51.4	0	0	.	24
Leduc County	3	0	.	0	0	.	0	1	-100.0	1	1	0.0	4
Morinville Town	1	1	0.0	1	2	-50.0	15	17	-11.8	0	0	.	17
Parkland County	4	4	0.0	0	0	.	5	1	400.0	1	1	0.0	10
Spruce Grove City	3	1	200.0	0	0	.	27	24	12.5	0	3	-100.0	30
St. Albert City	6	6	0.0	1	1	0.0	30	32	-6.3	0	0	.	37
Stony Plain Town	2	1	100.0	0	0	.	14	9	55.6	0	3	-100.0	16
Strathcona County	10	6	66.7	5	7	-28.6	47	58	-19.0	0	1	-100.0	62
Sturgeon County	2	2	0	0	0	.	2	2	0	0	0	.	4
Other Centres	0	0	.	0	0	.	0	4	-100	0	0	.	0
Total Rural Municipalities	49	35	40.0	13	12	8.3	255	256	-0.4	2	12	-83.3	319
Grand Total	61	54	13.0	32	31	3.2	681	513	32.8	6	14	-57.1	780

Edmonton Residential Construction Digest

Table 36a - Edmonton Metropolitan Area
Absorbed Multiple Units from Inventory by Zone, Type and Tenure
For the Month of: JUL 2012

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	7	0	0	0	0	7	7	0	14
Northeast	2	0	0	0	1	3	4	0	6
Northwest	5	0	0	0	0	0	0	0	5
South Central	4	0	0	0	0	5	5	0	9
Southeast	7	0	0	0	5	0	5	0	12
Southwest	10	0	0	0	1	44	45	2	57
West	0	0	0	0	0	1	1	0	1
Total Edmonton City	35	0	0	0	7	60	67	2	104
Beaumont Town	0	0	0	0	0	0	0	0	0
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	3	0	0	0	0	0	0	0	3
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	0	0	3	3	0	0	0	0	3
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	1	0	1	0	1
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	8	0	2	2	2	0	2	4	16
St. Albert City	0	0	0	0	0	0	0	0	0
Stony Plain Town	0	0	0	0	0	0	0	0	0
Strathcona County	1	0	0	0	2	0	2	0	3
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	1	0	1	0	1
Total Rural Municipalities	12	0	5	5	6	0	6	4	27
Grand Total	47	0	5	5	13	60	73	6	131

Edmonton Residential Construction Digest

Table 36b - Edmonton Metropolitan Area
Absorbed Multiple Units from Inventory by Zone, Type and Tenure
Year to Date 2012

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	21	0	0	0	1	52	53	1	75
Northeast	11	0	0	0	3	26	29	0	40
Northwest	14	0	0	0	5	0	5	0	19
South Central	18	0	0	0	0	11	11	2	31
Southeast	51	0	0	0	12	0	12	1	64
Southwest	63	0	0	0	6	91	97	3	163
West	22	0	0	0	2	25	27	0	49
Total Edmonton City	200	0	0	0	29	205	234	7	441
Beaumont Town	0	0	0	0	1	0	1	0	1
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	1	0	1	0	1
Fort Saskatchewan City	23	0	15	15	1	2	3	0	41
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	10	0	21	21	3	2	5	0	36
Leduc County	1	0	0	0	0	0	0	0	1
Morinville Town	2	0	0	0	9	0	9	3	14
Parkland County	1	0	0	0	0	0	0	0	1
Spruce Grove City	22	0	6	6	2	50	52	8	88
St. Albert City	0	0	0	0	0	0	0	0	0
Stony Plain Town	8	0	0	0	5	5	10	0	18
Strathcona County	14	0	2	2	8	3	11	1	28
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	3	2	5	0	5
Total Rural Municipalities	81	0	44	44	33	64	97	12	234
Grand Total	281	0	44	44	62	269	331	19	675

Edmonton Residential Construction Digest

Table 37a - Edmonton Metropolitan Area
Absorbed Units at Completion by Zone and Type
For the Month of: JUL 2012

Area	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	7	7	0.0	14	5	180.0	21	12	75.0
Northeast	11	17	-35.3	0	69	-100.0	11	86	-87.2
Northwest	28	10	180.0	21	2	950.0	49	12	308.3
South Central	6	3	100.0	0	2	-100.0	6	5	20.0
Southeast	40	45	-11.1	99	19	421.1	139	64	117.2
Southwest	39	45	-13.3	45	24	87.5	84	69	21.7
West	13	43	-69.8	10	19	-47.4	23	62	-62.9
Total Edmonton City	144	170	-15.3	189	140	35.0	333	310	7.4
Beaumont Town	23	2	1050.0	2	4	-50.0	25	6	316.7
Calmar Town	0	0	.	0	0	.	0	0	.
Devon Town	2	3	-33.3	0	0	.	2	3	-33.3
Fort Saskatchewan City	11	14	-21.4	5	8	-37.5	16	22	-27.3
Gibbons Town	2	6	-66.7	0	0	.	2	6	-66.7
Leduc City	16	6	166.7	13	0	.	29	6	383.3
Leduc County	10	13	-23.1	0	0	.	10	13	-23.1
Morinville Town	3	4	-25.0	0	0	.	3	4	-25.0
Parkland County	28	19	47.4	0	0	.	28	19	47.4
Spruce Grove City	12	10	20.0	8	19	-57.9	20	29	-31.0
St. Albert City	15	15	0.0	49	19	157.9	64	34	88.2
Stony Plain Town	3	5	-40.0	4	0	.	7	5	40.0
Strathcona County	29	30	-3.3	10	16	-37.5	39	46	-15.2
Sturgeon County	26	16	62.5	0	0	.	26	16	62.5
Other Centres	3	0	.	0	0	.	3	0	.
Total Rural Municipalities	183	143	28.0	91	66	37.9	274	209	31.1
Grand Total	327	313	4.5	280	206	35.9	607	519	17.0

Edmonton Residential Construction Digest

Table 37b - Edmonton Metropolitan Area
Absorbed Units at Completion by Zone and Type
Year to Date 2012

Area	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	63	50	26.0	67	167	-59.9	130	217	-40.1
Northeast	115	101	13.9	26	163	-84.1	141	264	-46.6
Northwest	116	76	52.6	106	40	165.0	222	116	91.4
South Central	49	34	44.1	86	6	1333.3	135	40	237.5
Southeast	263	430	-38.8	329	145	126.9	592	575	3.0
Southwest	481	483	-0.4	617	205	201.0	1098	688	59.6
West	290	306	-5.2	71	101	-29.7	361	407	-11.3
Total Edmonton City	1,377	1480	-7.0	1302	827	57.4	2679	2307	16.1
Beaumont Town	68	109	-37.6	28	31	-9.7	96	140	-31.4
Calmar Town	2	2	0.0	0	0	.	2	2	0.0
Devon Town	6	6	0.0	2	2	0.0	8	8	0.0
Fort Saskatchewan City	64	73	-12.3	100	69	44.9	164	142	15.5
Gibbons Town	10	13	-23.1	0	0	.	10	13	-23.1
Leduc City	60	155	-61.3	154	15	926.7	214	170	25.9
Leduc County	44	56	-21.4	0	0	.	44	56	-21.4
Morinville Town	25	30	-16.7	7	22	-68.2	32	52	-38.5
Parkland County	108	108	0.0	0	0	.	108	108	0.0
Spruce Grove City	70	103	-32.0	46	59	-22.0	116	162	-28.4
St. Albert City	81	64	26.6	49	21	133.3	130	85	52.9
Stony Plain Town	40	36	11.1	13	13	0.0	53	49	8.2
Strathcona County	156	183	-14.8	101	77	31.2	257	260	-1.2
Sturgeon County	104	117	-11.11	0	0	.	104	117	-11.11
Other Centres	21	31	-32.26	2	0	.	23	31	-25.81
Total Rural Municipalities	859	1086	-20.9	502	309	62.5	1361	1395	-2.4
Grand Total	2,236	2566	-12.9	1804	1136	58.8	4040	3702	9.1

Edmonton Residential Construction Digest

Table 38a - Edmonton Metropolitan Area
Absorbed Single Units at Completion by Zone and House Type
For the Month of: JUL 2012

Area	Bungalow			Split Level			Two-Story			Other			Total 2012
	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	1	2	-50.0	1	1	0.0	5	4	25.0	0	0	.	7
Northeast	0	0	.	0	1	-100.0	11	16	-31.3	0	0	.	11
Northwest	1	0	.	1	0	.	26	10	160.0	0	0	.	28
South Central	0	1	-100.0	0	0	.	6	2	200.0	0	0	.	6
Southeast	0	2	-100.0	3	1	200.0	37	42	-11.9	0	0	.	40
Southwest	0	0	.	0	0	.	39	45	-13.3	0	0	.	39
West	4	4	0.0	0	1	-100.0	9	38	-76.3	0	0	.	13
Total Edmonton City	6	9	-33.3	5	4	25.0	133	157	-15.3	0	0	.	144
Beaumont Town	2	0	.	0	0	.	21	2	950.0	0	0	.	23
Calmar Town	0	0	.	0	0	.	0	0	.	0	0	.	0
Devon Town	1	0	.	0	0	.	0	3	-100.0	1	0	.	2
Fort Saskatchewan City	0	1	-100.0	2	0	.	9	13	-30.8	0	0	.	11
Gibbons Town	0	0	.	1	2	-50.0	1	4	-75.0	0	0	.	2
Leduc City	2	0	.	0	0	.	14	6	133.3	0	0	.	16
Leduc County	3	7	-57.1	0	0	.	6	3	100.0	1	3	-66.7	10
Morinville Town	0	2	-100.0	0	0	.	3	2	50.0	0	0	.	3
Parkland County	13	17	-23.5	0	0	.	5	1	400.0	10	1	900.0	28
Spruce Grove City	1	0	.	0	0	.	11	9	22.2	0	1	-100.0	12
St. Albert City	2	6	-66.7	0	1	-100.0	13	8	62.5	0	0	.	15
Stony Plain Town	0	0	.	0	0	.	2	3	-33.3	1	2	-50.0	3
Strathcona County	4	9	-55.6	1	5	-80.0	24	15	60.0	0	1	-100.0	29
Sturgeon County	17	9	88.89	1	0	.	4	6	-33.33	4	1	300	26
Other Centres	0	0	.	0	0	.	3	0	.	0	0	.	3
Total Rural Municipalities	45	51	-11.8	5	8	-37.5	116	75	54.7	17	9	88.9	183
Grand Total	51	60	-15.0	10	12	-16.7	249	232	7.3	17	9	88.9	327

Edmonton Residential Construction Digest

Table 38b - Edmonton Metropolitan Area
Absorbed Single Units at Completion by Zone and House Type
Year to Date 2012

Area	Bungalow			Split Level			Two-Story			Other			Total 2012
	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	2012	2011	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	9	13	-30.8	14	5	180.0	40	30	33.3	0	2	-100.0	63
Northeast	0	4	-100.0	7	5	40.0	106	91	16.5	2	1	100.0	115
Northwest	3	5	-40.0	2	4	-50.0	108	67	61.2	3	0	.	116
South Central	5	2	150.0	0	2	-100.0	41	29	41.4	3	1	200.0	49
Southeast	6	4	50.0	11	33	-66.7	246	392	-37.2	0	1	-100.0	263
Southwest	21	31	-32.3	1	1	0.0	453	449	0.9	6	2	200.0	481
West	21	18	16.7	4	12	-66.7	263	276	-4.7	2	0	.	290
Total Edmonton City	65	77	-15.6	39	62	-37.1	1257	1334	-5.8	16	7	128.6	1377
Beaumont Town	5	5	0.0	1	3	-66.7	62	97	-36.1	0	4	-100.0	68
Calmar Town	1	1	0.0	0	0	.	1	1	0.0	0	0	.	2
Devon Town	3	0	.	0	0	.	2	6	-66.7	1	0	.	6
Fort Saskatchewan City	3	15	-80.0	5	4	25.0	56	52	7.7	0	2	-100.0	64
Gibbons Town	1	0	.	5	6	-16.7	3	6	-50.0	1	1	0.0	10
Leduc City	11	10	10.0	0	7	-100.0	49	136	-64.0	0	2	-100.0	60
Leduc County	20	29	-31.0	4	4	0.0	12	13	-7.7	8	10	-20.0	44
Morinville Town	0	8	-100.0	3	2	50.0	22	20	10.0	0	0	.	25
Parkland County	53	66	-19.7	1	0	.	28	22	27.3	26	20	30.0	108
Spruce Grove City	7	4	75.0	0	0	.	63	92	-31.5	0	7	-100.0	70
St. Albert City	11	16	-31.3	0	4	-100.0	69	44	56.8	1	0	.	81
Stony Plain Town	3	6	-50.0	0	0	.	31	21	47.6	6	9	-33.3	40
Strathcona County	29	37	-21.6	6	19	-68.4	120	124	-3.2	1	3	-66.7	156
Sturgeon County	52	44	18.18	5	0	.	33	41	-19.51	14	32	-56.25	104
Other Centres	3	11	-72.73	6	3	100	9	8	12.5	3	9	-66.67	21
Total Rural Municipalities	202	252	-19.8	36	52	-30.8	560	683	-18.0	61	99	-38.4	859
Grand Total	267	329	-18.8	75	114	-34.2	1817	2017	-9.9	77	106	-27.4	2236

Edmonton Residential Construction Digest

Table 39a - Edmonton Metropolitan Area
Absorbed Multiple Units at Completion by Zone, Type and Tenure
For the Month of: JUL 2012

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	0	0	0	0	0	14	14	0	14
Northeast	0	0	0	0	0	0	0	0	0
Northwest	2	0	0	0	8	11	19	0	21
South Central	0	0	0	0	0	0	0	0	0
Southeast	18	0	0	0	23	58	81	0	99
Southwest	3	0	0	0	35	0	35	7	45
West	2	0	0	0	8	0	8	0	10
Total Edmonton City	25	0	0	0	74	83	157	7	189
Beaumont Town	2	0	0	0	0	0	0	0	2
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	5	0	0	0	0	0	0	0	5
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	8	0	0	0	5	0	5	0	13
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	0	0	0	0	0
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	8	0	0	0	0	0	0	0	8
St. Albert City	0	0	49	49	0	0	0	0	49
Stony Plain Town	4	0	0	0	0	0	0	0	4
Strathcona County	10	0	0	0	0	0	0	0	10
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0
Total Rural Municipalities	37	0	49	49	5	0	5	0	91
Grand Total	62	0	49	49	79	83	162	7	280

Edmonton Residential Construction Digest

Table 39b - Edmonton Metropolitan Area
Absorbed Multiple Units at Completion by Zone, Type and Tenure
Year to Date 2012

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	31	0	0	0	0	36	36	0	67
Northeast	21	0	0	0	5	0	5	0	26
Northwest	18	0	0	0	21	67	88	0	106
South Central	11	0	0	0	0	75	75	0	86
Southeast	116	0	71	71	70	58	128	14	329
Southwest	143	0	0	0	102	360	462	12	617
West	32	0	0	0	39	0	39	0	71
Total Edmonton City	372	0	71	71	237	596	833	26	1302
Beaumont Town	14	0	0	0	14	0	14	0	28
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	2	0	0	0	0	0	0	0	2
Fort Saskatchewan City	40	0	60	60	0	0	0	0	100
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	41	0	106	106	7	0	7	0	154
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	4	0	0	0	2	0	2	1	7
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	40	0	0	0	0	0	0	6	46
St. Albert City	0	0	49	49	0	0	0	0	49
Stony Plain Town	13	0	0	0	0	0	0	0	13
Strathcona County	40	0	22	22	14	25	39	0	101
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	2	0	0	0	0	0	0	0	2
Total Rural Municipalities	196	0	237	237	37	25	62	7	502
Grand Total	568	0	308	308	274	621	895	33	1804

Edmonton Residential Construction Digest

Table 40 - Edmonton Metropolitan Area
Percent Absorbed at Completion by Zone
For the Month of: JUL 2012

Area	% Absorbed at Completion		
	Singles	Multiples	Total
Zone Not Coded	.	.	.
North Central	63.6	77.8	72.4
Northeast	91.7	0.0	55.0
Northwest	82.4	51.2	65.3
South Central	75.0	0.0	50.0
Southeast	64.5	78.0	73.5
Southwest	88.6	88.2	88.4
West	68.4	100.0	79.3
Total Edmonton City	75.8	73.0	74.2
Beaumont Town	69.7	2.9	24.8
Calmar Town	.	.	.
Devon Town	100.0	.	100.0
Fort Saskatchewan City	52.4	62.5	55.2
Gibbons Town	100.0	.	100.0
Leduc City	100.0	72.2	85.3
Leduc County	100.0	.	100.0
Morinville Town	60.0	.	60.0
Parkland County	96.6	.	96.6
Spruce Grove City	60.0	44.4	52.6
St. Albert City	71.4	51.0	54.7
Stony Plain Town	30.0	50.0	38.9
Strathcona County	85.3	62.5	78.0
Sturgeon County	100	.	100
Other Centres	60	.	60
Total Rural Municipalities	78.2	39.2	58.8
Grand Total	77.1	57.0	66.3

Edmonton Residential Construction Digest

Table 41 - Alberta Major Centres of 10,000+ Population
Housing Starts for the Month of: JUL 2012

City	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
Calgary	606	507	19.53	304	151	101.32	910	658	38.3
Edmonton	582	479	21.5	853	555	53.69	1435	1034	38.78
Grande Prairie	35	73	-52.05	0	0	.	35	73	-52.05
Lethbridge	73	30	143.33	24	10	140	97	40	142.5
Medicine Hat	26	14	85.71	0	0	.	26	14	85.71
Red Deer	28	34	-17.65	21	46	-54.35	49	80	-38.75
Wood Buffalo	55	54	1.85	4	0	.	59	54	9.26

Edmonton Residential Construction Digest

Table 42 - Alberta Major Centres of 10,000+ Population
Housing Starts: Year-to-Date 2012

City	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
Calgary	3436	2857	20.27	4518	1331	239.44	7954	4188	89.92
Edmonton	3177	2705	17.45	3726	2380	56.55	6903	5085	35.75
Grande Prairie	237	288	-17.71	68	16	325	305	304	0.33
Lethbridge	310	264	17.42	42	208	-79.81	352	472	-25.42
Medicine Hat	125	75	66.67	40	10	300	165	85	94.12
Red Deer	192	192	0	171	116	47.41	363	308	17.86
Wood Buffalo	180	257	-29.96	102	133	-23.31	282	390	-27.69

Edmonton Residential Construction Digest

Table 43 - Alberta Major Centres of 10,000+ Population
Housing Completions for the Month of: JUL 2012

City	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
Calgary	529	312	69.55	304	148	105.41	833	460	81.09
Edmonton	424	420	0.95	491	346	41.91	915	766	19.45
Grande Prairie	54	60	-10	0	8	-100	54	68	-20.59
Lethbridge	109	58	87.93	21	2	950	130	60	116.67
Medicine Hat	6	11	-45.45	2	8	-75	8	19	-57.89
Red Deer	21	32	-34.38	26	13	100	47	45	4.44
Wood Buffalo	28	74	-62.16	12	144	-91.67	40	218	-81.65

Edmonton Residential Construction Digest

Table 44 - Alberta Major Centres of 10,000+ Population
Housing Completions: Year-to-Date 2012

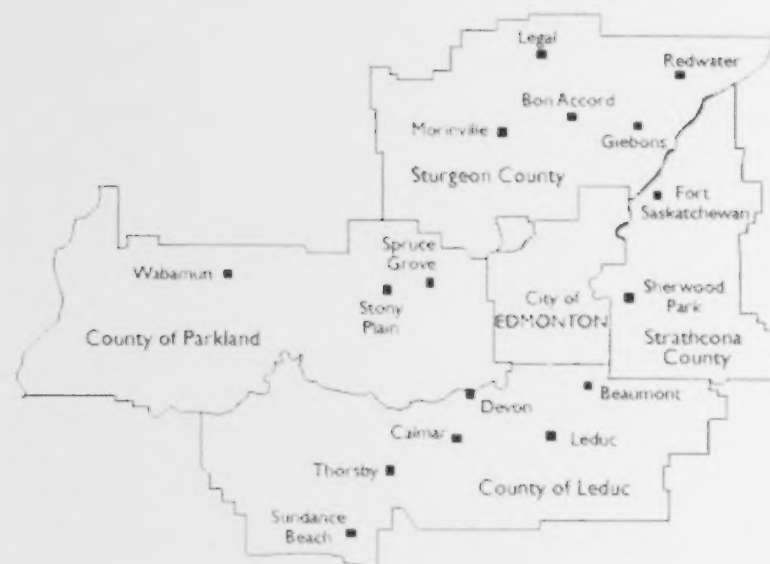
City	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
Calgary	3084	2518	22.48	2254	1329	69.6	5338	3847	38.76
Edmonton	2933	3222	-8.97	2761	1941	42.25	5694	5163	10.28
Grande Prairie	190	314	-39.49	2	103	-98.06	192	417	-53.96
Lethbridge	270	263	2.66	206	276	-25.36	476	539	-11.69
Medicine Hat	78	93	-16.13	8	64	-87.5	86	157	-45.22
Red Deer	139	177	-21.47	99	118	-16.1	238	295	-19.32
Wood Buffalo	337	390	-13.59	31	663	-95.32	368	1053	-65.05

Edmonton Residential Construction Digest

**Table 45 - Alberta Major Centres of 10,000+ Population
Housing Under Construction for the Month of: JUL 2012**

City	Singles 2012	Singles 2011	% Change 2012 to 2011	Multiples 2012	Multiples 2011	% Change 2012 to 2011	Total 2012	Total 2011	% Change 2012 to 2011
Calgary	3051	2776	9.91	7266	4565	59.17	10317	7341	40.54
Edmonton	3636	3168	14.77	6826	5538	23.26	10462	8706	20.17
Grande Prairie	296	328	-9.76	189	20	845	485	348	39.37
Lethbridge	361	403	-10.42	93	234	-60.26	454	637	-28.73
Medicine Hat	113	77	46.75	82	60	36.67	195	137	42.34
Red Deer	174	156	11.54	348	180	93.33	522	336	55.36
Wood Buffalo	154	243	-36.63	291	273	6.59	445	516	-13.76

Edmonton Area



Edmonton Census Metropolitan Area

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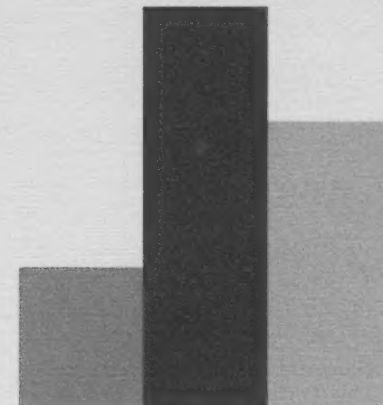
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